



98 Tillery Road, Abertillery, NP13 1HZ

Asking price £170,000



Nestled on the charming Tillery Road in Abertillery, this well presented mid terrace house offers a delightful blend of comfort and style. With three spacious bedrooms, this property is perfect for families or those seeking extra space. The inviting reception room serves as a warm and welcoming area, ideal for relaxation or entertaining guests.

The layout of the home is thoughtfully designed, providing a practical flow from room to room. Natural light fills the living spaces, creating a bright and airy atmosphere that enhances the overall appeal of the property.

This property is not just a house; it is a place where memories can be made. Whether you are a first-time buyer or looking to settle down in a welcoming environment, this mid-terrace home on Tillery Road is a wonderful opportunity that should not be missed. Come and experience the charm and comfort it has to offer.



MAIN DESCRIPTION

We are delighted to offer for sale this well presented three bedroom mid terraced property, conveniently located in the popular residential area of Abertillery. Set within close proximity to local amenities, a well-regarded primary school, and beautiful surrounding walks, this home offers both comfort and practicality in a desirable setting.

Upon entering the property, you are welcomed by an entrance hall with stairs rising to the first floor. The spacious lounge features a charming bay window to the front, allowing for an abundance of natural light, and opens into a generous dining room with a window overlooking the rear garden—perfect for family meals and entertaining.

The fitted kitchen is well-appointed with a range of matching base and wall units, work surfaces over, a gas hob with an electric double oven, and an integrated fridge. A useful walk-in pantry offers additional storage. A window and door to the side provide access to the garden. Adjacent to the kitchen is a separate utility room with plumbing for a washing machine and space for a fridge/freezer.

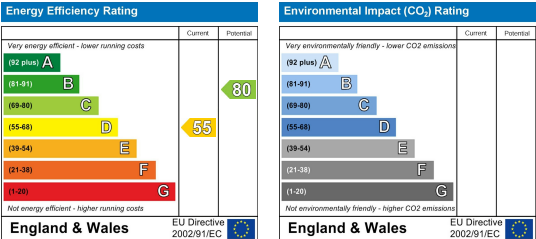
To the first floor, a bright landing leads to three good-sized bedrooms and a stylish family bathroom comprising a modern shower cubicle, freestanding bath, pedestal wash hand basin, and a low-level WC. A staircase leads to a versatile loft room with a window to the rear and eaves storage, ideal for use as a home office, guest room, or

hobby space. Externally, the property benefits from an enclosed rear garden, featuring a paved patio area—ideal for outdoor dining—leading via steps up to a lawned section. A brick-built shed offers additional storage.

This property is ideal for growing families, first-time buyers, or investors alike. Early viewing is highly recommended to appreciate all this home has to offer.

TENURE: FREEHOLD
COUNCIL TAX BAND: B

NB: One2One Estate Agents have been advised by the seller the details pertaining to this property. It is the buyer's responsibility to determine council tax band and tenure. We would encourage any interested parties to seek legal representation and obtain professional advice prior to purchase.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.