

Terry Thomas & Co

ESTATE AGENTS



2 Pentremeurig Road Carmarthen, SA31 3ER

Welcome to this charming detached three-bedroom bungalow located on Pentremeurig Road in Carmarthen. This lovely property boasts a spacious garage, perfect for parking or storage, and a delightful enclosed garden where you can relax and enjoy the outdoors. One of the unique features of this property is the presence of a pond and two greenhouses, offering you the opportunity to indulge your green thumb and cultivate your own garden oasis. Imagine spending your days tending to your plants and enjoying the tranquillity of your own private green space. Situated just a 5-minute drive from Carmarthen town centre, you'll have easy access to a range of amenities, shops, and restaurants, making daily errands a breeze. Whether you're looking to enjoy a leisurely stroll in the town centre or simply grab a quick bite to eat, everything you need is just a stone's throw away. Don't miss out on the chance to make this detached bungalow your new home. With its convenient location, spacious layout, and charming garden features, this property offers a wonderful opportunity for you to create your own peaceful retreat on the outskirts of Carmarthen.

Offers in the region of £259,500

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Entrance

The property is a detached three-bedroom bungalow with a tarmac driveway leading up to a linked single garage with an up-over door to fore, and there is a front lawn garden area with picket fence to the boundary, property standing on a generous sized fan-shaped plot, and then we have an open storm porch with Terrazzo tile floor and a Mahogany finish UPVC double-glazed entrance door to hallway with panoramic view with panel radiator grilled thermostatically controlled, multi-glazed door through to the lounge, door through to kitchen and an open way through to the inner hallway, and there is also a built-in coats cupboard and storage cupboard over.

The Lounge

17'3" m by 11'6" m (5.27 m by 3.53 m)

There is a feature fireplace with pointed reconstituted brick surround, living flame fire inset and matching TV stand, double-panelled radiator and UPVC double-glazed windows to fore, an open way leading through to dining room

Dining room

9'3" m by 9'1" m (2.82 m by 2.78 m)

Large uPVC double-glazed window to fore, double-panelled radiator and a multi-glazed door leading through to the kitchen.

Kitchen

11'3" m by maximum 9'10" m, narrowing to 7'10" m (3.43 m by maximum 3 m, narrowing to 2.40 m)

A range of fitted base and eye-level units with light Oak finish door and drawer fronts, matte finish granite effect work surface over the base unit incorporating a one and

a half bowl stainless steel sink with mixer tap fitment, mains Gas cooker point with pull-out extractor over, plumbing for washing machine, built-in airing cupboard with fitted shelves which also houses the Valent mains Gas fired combination boiler which serves the central heating system and heats the domestic water, tiled walls between the base and eye-level units with patterned inserts, uPVC double-glazed window to rear, and a uPVC double-glazed door leading out to conservatory.

Conservatory

12'10" m by maximum 8'3" m (3.93 m by maximum 2.54 m)

Wood effect flooring, uPVC double-glazed windows to three sides on dwarfed cavity-built walls, under a polycarbonate roof with a panoramic view over the gardens and grounds, uPVC double-glazed door which leads out to the gardens and grounds.

Rear bedroom 1

10'0" m by 12'4" m (3.05 m by 3.78 m)

Large uPVC double-glazed window to rear, double panel radiator, thermostatically controlled, wood effect flooring.

Rear bedroom 2

11'7" m by 11'8" m (3.54 m by 3.58 m)

Wood effect flooring, double panel radiator thermostatically controlled, and uPVC double-glazed window to rear.

Bedroom 3

8'5" m by 6'7" m (2.58 m by 2.03 m)

UPVC double-glazed windows to side, and panel radiator with grills, thermostatically controlled.

Bathroom

7'10" m by 5'2" m (2.4 m by 1.60 m)

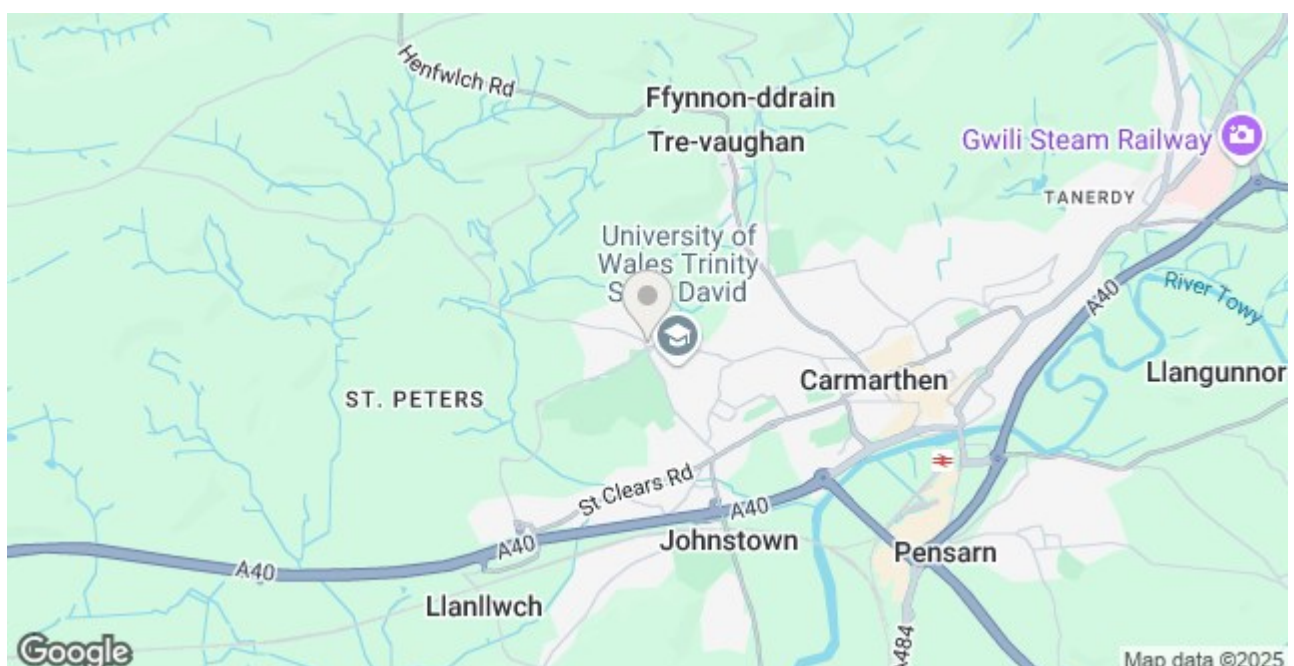
Corner panel bath with Victorian style brass finished mixer tap and shower fitment, pedestal wash hand basin, low-level WC. Ceramic tile floor and floor-to-ceiling tiled walls with patterned inserts, two uPVC double-glazed windows to the side, and double-panel radiator thermostatically controlled.

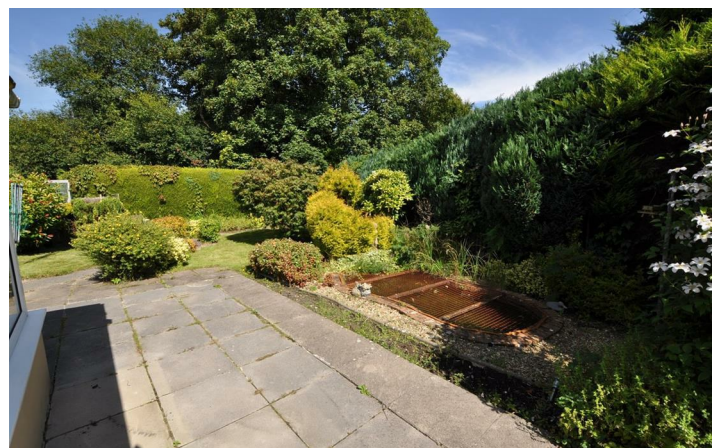
Externally

Generous sized gardens and grounds. The property includes an enclosed garden, which also has a double, ledge-embaced gated access from the front.

There's a large paved patio area and a pond feature. A variety of shrubbery, foliage and trees throughout and concreted pathways which intersect lawned areas and shrubbery areas. There are two glass greenhouses.

The adjoining linked garage with up and over door to full. uPVC double glazed door to rear. There's also power lighting in the garage.





Floor Plan



Type: Bungalow - Detached

Tenure: Freehold

Council Tax Band: D

Services: Mains water, electricity, drainage and gas connected

Appliances: Any appliances/boilers mentioned in these details have not been tested by ourselves.

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

Cambrian Place Cambrian Place, Carmarthen, Carmarthenshire, SA31 1QG
Tel: 01267 235330 Email: sales@terrythomas.co.uk <https://www.terrythomas.co.uk>

