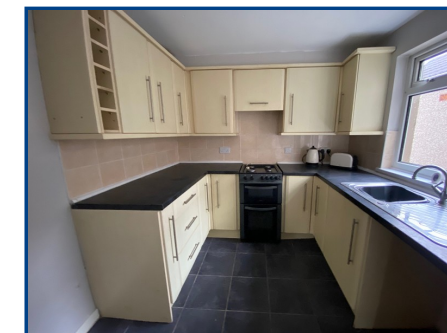
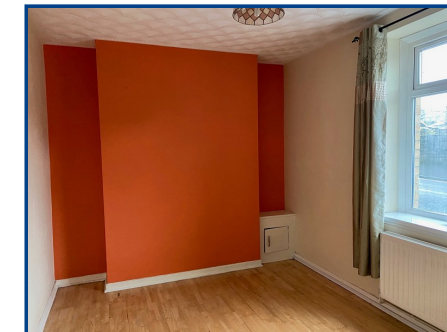




**Mary Street
Seven Sisters
Neath
Neath Port Talbot.**

Price **£129,950**



- MID TERRACE PROPERTY
- 3 BEDROOMS
- 2 RECEPTION ROOMS
- KITCHEN
- UPSTAIRS FAMILY BATHROOM
- SPACIOUS REAR GARDEN
- SEMI RURAL LOCATION
- IDEAL FIRST PURCHASE
- NO CHAIN

General Description

IDEAL FIRST PURCHASE!

Semi rural location, 3 Bedroom mid terrace property situated in Seven Sisters. Call us today to book your viewing.....

EPC Rating: D67

Viewing: **01639 646 926**

Website: **www.ctf-uk.com**

Email: **neath@ctf-uk.com**

Important notice

Clee, Tompkinson & Francis, (CTF) their clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate and no responsibility is taken for any error, omission, or miss-statement. The floor plan, text and photographs are for guidance and illustrative purposes only and are not necessarily comprehensive. 3: It should not be assumed that the property has all necessary planning, building regulation or other consents and CTF have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

Professional Services

Our 14 chartered surveyors based at our offices throughout South, West & Mid Wales value and survey all property types - residential, rural & commercial . If you require professional property advice when purchasing or selling a property contact the team via surveys@ctf-uk.com.

Mary Street, Seven Sisters, Neath, Neath Port Talbot.

Property Description

IDEAL FIRST PURCHASE!

Semi rural location, 3 Bedroom mid terrace property situated in Seven Sisters. Property offers; Entrance to porch, hallway, 2 Reception rooms & kitchen to the ground floor, 3 Bedrooms & family bathroom to the 1st floor. Externally offers a spacious garden with potential to create off road parking, with rear lane access. The property does require some updating & benefits from a double extension to the rear, double glazing & gas central heating. Seven Sisters has many local amenities, shops, schools, beautiful rural walks, regular bus service & good road links to the M4 corridor. Viewings are highly recommended, call us today to book your viewing.....

Porch (4' 02" x 3' 02") or (1.27m x 0.97m)

Entrance to porch, wall mounted electric meter, leading to.

Hallway (9' 02" x 3' 02") or (2.79m x 0.97m)

Staircase leading to the 1st floor, radiator.

Sitting Room (14' 01" x 9' 09") or (4.29m x 2.97m)

Window to the front, laminated flooring, radiator.

Lounge (11' 08" x 11' 05") or (3.56m x 3.48m)

Window to the rear, laminated flooring, radiator.

Kitchen (10' 04" x 7' 11") or (3.15m x 2.41m)

Window to the side, wall & base fitted units with work top & gas cooker & extractor fan above, sink unit, tiled for splash back, tiled flooring, radiator.

Mary Street, Seven Sisters, Neath, Neath Port Talbot.

First Floor Accommodation (14' 01" x 5' 05") or (4.29m x 1.65m)

Landing area, attic entrance. Doors leading to.

Family Bathroom (11' 02" x 7' 11") or (3.40m x 2.41m)

Frosted window to the side, panelled bath, shower cubicle, hand basin, low-level WC, partially tiled & panelled walls, heated towel rail. Wall mounted gas central heating boiler.

Bedroom One (10' 07" x 10' 05") or (3.23m x 3.18m)

Window to the rear, laminated flooring, radiator.

Bedroom Two (11' 02" x 9' 11") or (3.40m x 3.02m)

Window to the front, laminated flooring, radiator.

Bedroom Three (7' 10" x 7' 06") or (2.39m x 2.29m)

Window to the front, laminated flooring, radiator.

External

Spacious rear garden, benefiting from lawn, with rear lane access to park a vehicle.

Services

Mains gas, mains water, mains electricity, mains drainage

Tenure

Freehold

Council Tax

B

