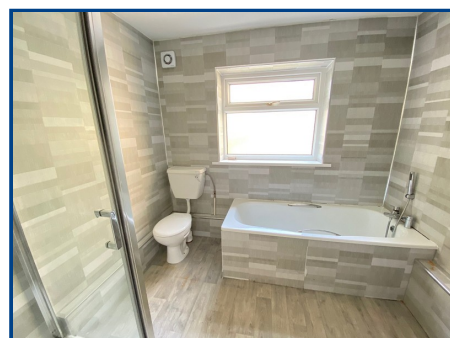
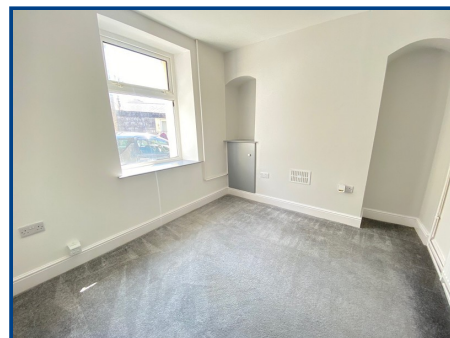


**Elias Street
Neath
Neath Port Talbot.**

Price £115,000



- MID TERRACED PROPERTY
- TWO DOUBLE BEDROOMS
- TWO RECEPTION ROOMS
- CENTRALLY LOCATED
- IDEAL FIRST PURCHASE / INVESTMENT OPPORTUNITY
- NO CHAIN
- WALKING DISTANCE TO TRANSPORT LINKS



General Description

EPC Rating: E54

Conveniently located, Elias Street Neath is waiting for a new owner. This property offers no chain & walking distance to all transport links. Call us today to book your viewing appointment....

Property Description

Introducing this charming mid terrace property located on Elias Street in the heart of Neath Town Centre. This well-presented home boasts 2 double bedrooms, perfect for couples or small families looking for a comfortable living space.

The ground floor family bathroom adds convenience to the layout, while the enclosed rear garden provides a peaceful outdoor retreat. Whether you're looking to host a BBQ with friends, this property offers ample space for outdoor relaxation & a blank canvass to landscape to your requirements.

Situated in Neath Town Centre, residents can enjoy easy access to a variety of local amenities including shops, restaurants, and bars. Take a leisurely stroll to the nearby parks for a breath of fresh air or explore the historical landmarks that Neath has to offer.

Don't miss out on the opportunity to make this lovely property your new home. Call now to schedule a viewing and discover all that this property has to offer.

Entrance Hall (9' 0" x 2' 09") or (2.74m x 0.84m)

Entrance to hallway, wall mounted electric meter. Doors leading to.

Sitting Room (9' 05" x 8' 11") or (2.87m x 2.72m)

Window to the front, alcove with under storage cupboard housing gas meter, radiator.

Lounge (12' 01" x 9' 10") or (3.68m x 3.00m)

Shelved alcove, window to the rear. Storage cupboard, radiator.

Kitchen. (11' 08" x 0' 0") or (3.56m x 0.00m)

Window to the side. A range of wall & base fitted units with work top over, electric hob, oven & extractor fan above. Bowl & half sink unit, plumbing for a washing machine, space for tumble dryer & fridge freezer. Storage cupboard housing gas central heating boiler, tiled flooring, spotlights to the ceiling, radiator.

Inner Hall (5' 11" x 2' 08") or (1.80m x 0.81m)

Storage cupboard. Door access to the rear garden.

Family Bathroom (8' 05" x 7' 04") or (2.57m x 2.24m)

Frosted window to the rear, panelled bath, shower cubicle, hand basin, low-level WC, heated towel rail.

First Floor Accommodation (11' 06" x 2' 06") or (3.51m x 0.76m)

Doors leading to.

Bedroom 1 (12' 07" x 9' 06") or (3.84m x 2.90m)

Window to the front, radiator.

Bedroom 2 (11' 07" x 9' 11") or (3.53m x 3.02m)

Window to the rear, radiator.

External

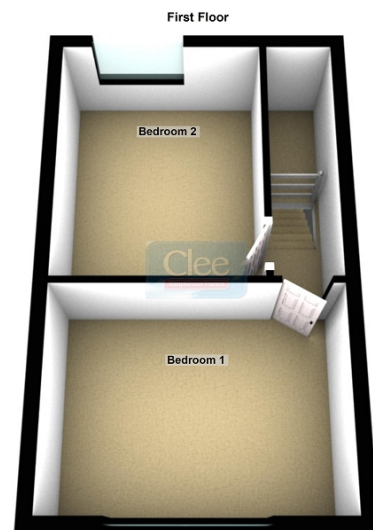
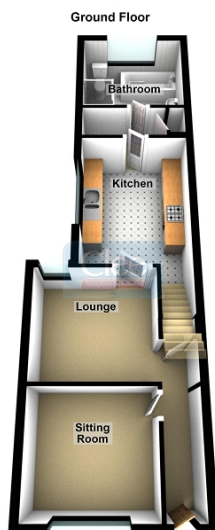
Low maintenance rear garden.

Tenure

Freehold

Council Tax

A



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.