



1 Cymmer Road, Glyncorrwg Port Talbot

£160,000

- NO ON GOING CHAN
- THREE RECEPTION ROOMS
- ATTACHED GARAGE
- COUNCIL TAX BAND -
- EPC Rating: C

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Accommodation

Entrance

PVCu front door, glazed side panel, laminate floor, coved ceiling, stairs

Lounge

16' 3" x 11' 2" (4.95m x 3.40m)
UPVC Double glazed window to front.

Dining Room

9' 11" x 9' 6" (3.02m x 2.90m)
UPVC Double glazed window to rear. Wood laminate flooring. Glass door to Kitchen.

Sitting Room

22' x 9' 6" (6.71m x 2.90m)
Bay window to front. UPVC Double glazed patio doors to rear.

Kitchen

A range of fitted wall mounted and base units with complimentary work surfaces. Glass display cabinets. Stainless steel oven, hob and extractor fan. Built in stainless steel single drainer sink unit with mixer taps. Tiled splashbacks. Tiled flooring. Plumbed for automatic washing machine. Plastered ceiling. Radiator. Space for fridge/freezer

Landing

Fitted carpet. Attic entrance.

Bathroom

three piece bathroom suite comprising of panelled bath with overhead power shower, pedestal wash hand basin

Bedroom One

13' x 11' 7" (3.96m x 3.53m)
Double room to the front of the property

Bedroom Two

11' 6" x 9' 11" (3.51m x 3.02m)
to the rear of the property, double room

Bedroom Three

9' 7" x 11' 6" (2.92m x 3.51m)
To the front of the property

Outside

Patio area to rear with steps leading to tiered rear garden which is laid to lawn. Patio area with a variety of mature plants, trees and shrubs.

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.