



## School Road offers over £150,000

- Deceptively Spacious
- Generous, Enclosed Rear Garden
- Desirable Village Location
- Council Tax C
- Three Sizable Bedrooms
- EPC Rating: D



 3  1  2



## About the property

To be sold with no on-going chain! This sizable three double bedroom, semi-detached home is available for sale in the sought after village of Crynant, Neath. Nestled into the semi-rural Dulais valley, maintaining excellent access to amenities with regular buses running into Neath town centre and great links to the M4 corridor via the A465. Neighbouring Creunant Primary School and within close proximity to walking/hiking routes through the Brecon Beacons. The home is approached via a gated yard to the front with side access through to the level rear garden with well maintained lawns. Internally, the property comprises of an entrance hallway which leads through to a lounge and dining area with double doors separating the two, with a fitted kitchen and bathroom to the rear of the ground floor. The first floor houses all three double bedrooms and access to the attic space via a hatch.

## Accommodation

### Entrance Hallway

### Lounge

10' x 11' 8" ( 3.05m x 3.56m )

### Dining Room

12' 5" x 12' 5" ( 3.78m x 3.78m )

### Kitchen

11' 8" x 8' 6" ( 3.56m x 2.59m )

### Bathroom



## Landing

### Bedroom One

11' 1" x 15' 7" ( 3.38m x 4.75m )

### Bedroom Two

11' 6" x 9' 8" ( 3.51m x 2.95m )

## Bedroom Three

9' 9" x 11' 8" ( 2.97m x 3.56m )

## Front & Rear Gardens

## Floorplan



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