



Main Road offers over £400,000

- Detached Property Of Character
- Beautiful Family Home
- Potential To Modernise
- No On Going Chain!
- Sizable Grounds!
- EPC Rating: E



3 2 4



About the property

Available for sale with no on going chain is this beautifully maintained, traditional detached home, in Bryncoch Neath. Boasting reconstituted and well presented traditional features presenting a rare opportunity to modernise and improve. With excellent links to local amenities including well renowned schools, such as Blaenhondda, Maes y Coed Special School and Dwr Y Felin Comprehensive, nearby stores, restaurants and public transport routes via bus or mainline train station within the town centre. The home is approached via a gated footpath or sizable driveway, which leads up to the garage, within the mature front garden. Side access on either face of the home leads through to an enclosed garden at the rear, comprising mainly of a large lawn and flower beds. Internally, the property comprises of an entrance porch and hallway, with stairs to the landing, a front lounge with a bay window, a dining room and rear sitting room that opens into the fitted kitchen and conservatory. The first floor houses access to the boarded loft space, all three double bedrooms, a shower room and separate w.c which neighbours the master bedroom. Internal viewings are highly recommended to appreciate the potential and magnitude of this lovely home!





Accommodation

Entrance Porch & Hallway

Front Lounge

16' 6" Into Bay x 11' 5" (5.03m Into Bay x 3.48m)

Dining Room

14' 5" x 11' 9" (4.39m x 3.58m)

Rear Lounge

14' 2" x 10' 3" (4.32m x 3.12m)

Kitchen

10' 7" x 6' 4" (3.23m x 1.93m)

Conservatory

8' 9" x 9' 4" (2.67m x 2.84m)

Landing

Bedroom One

16' 5" x 11' 5" (5.00m x 3.48m)

Bedroom Two

11' 8" x 12' 6" (3.56m x 3.81m)

Bedroom Three

10' 9" x 8' 8" (3.28m x 2.64m)

Shower Room

Front & Rear Gardens

Driveway & Garage

Floorplan



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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