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3 Greenwood Road

,
Neath,
Neath Port Talbot,
SA11 2BA

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Asking price **O.I.R.O £169,950**

This well-maintained three-bedroom semi-detached residence is positioned on Greenwood Road, Neath, in a highly convenient location. The property is ideally situated within close proximity to Melin Park, well-regarded primary schools, local shops, and Neath Town Centre, while also offering excellent transport links to surrounding areas.

Corner plot with plenty of outside space.

Two reception rooms.

Traditional flooring underneath the carpets to the ground floor.

Raised balcony to the rear reception room.

Spectacular views.

Close to schools, shops and local amenities.





Set on an impressive and rarely available corner plot, the property benefits from generous outdoor space on multiple aspects, offering significant scope for extension or further development (subject to the necessary planning permissions). The elevated position of the home allows for open views across Neath and the surrounding mountain ranges.

The front of the property is enclosed by a low boundary wall, with steps leading up to the main entrance, while maintaining privacy from the road.

Entrance Hallway

Accessed via a UPVC front door, the welcoming hallway provides a central point to the ground-floor accommodation. From here, doors lead to both reception rooms and the kitchen, while the staircase rises to the first floor.

Ground Floor

Front Reception Room

Positioned to the front of the property, this spacious and well-lit sitting room features a traditional bay window, allowing an abundance of natural light to flood the room. The room is currently fitted with carpet; however, traditional flooring lies beneath, offering potential to restore original character. A radiator is positioned beneath the bay window, and the room comfortably accommodates a variety of furniture layouts, making it ideal as a formal lounge or family living room.

Rear Reception Room

Located to the rear of the property, this second reception room is another generous and versatile space, ideal for use as a dining room, second living area, or entertaining space. UPVC sliding doors open onto a raised balcony, seamlessly connecting the indoor and outdoor living spaces and offering stunning views over the rear garden and beyond.

The room is filled with natural light throughout the day and is served by a radiator.

Kitchen

The kitchen is fitted with a range of matching base and wall units, providing ample storage and worktop space. There is room for freestanding appliances, making the kitchen adaptable to individual needs. The space benefits from three windows—two to the side and one to the rear—creating a bright and airy environment with pleasant views of the garden and surrounding landscape. Additional features include a stainless steel sink and drainer, one radiator and a UPVC door providing direct access to the rear garden. A particularly useful feature of the kitchen is the under-stairs pantry, offering excellent storage and flexibility. This space is ideal for use as a traditional pantry, coat and shoe storage, or for housing larger household items.

First Floor

Landing

The first-floor landing is fitted with carpet and benefits from natural light via a front-facing UPVC window. The landing provides access to all bedrooms and the family bathroom.

Bedroom One

Located to the rear of the property, the principal bedroom is a spacious double room enjoying spectacular elevated views across Neath and the surrounding mountains. A large UPVC window overlooks the rear garden and captures the scenic outlook. The room offers ample space for wardrobes and additional bedroom furniture. The gas combination boiler is discreetly housed within this room.

Bedroom Two

Situated to the front of the property, this second double bedroom is generously proportioned and filled with natural light from a UPVC

window. The room easily accommodates a double bed, wardrobes, and a dresser, making it an ideal guest room or additional main bedroom.

Bedroom Three

Located to the rear, the third bedroom is a well-proportioned single room, perfectly suited for use as a home office, nursery, walk-in wardrobe, or spare bedroom. The UPVC window overlooks the rear garden and scenic views, with a radiator positioned beneath.

Family Bathroom

The family bathroom is fitted with a three-piece suite comprising a bath with shower head, wash hand basin, and WC. The room is fully tiled from floor to ceiling. A frosted UPVC window to the side elevation provides natural light while maintaining privacy.

Rear Garden

The property boasts a large, enclosed rear garden, making it ideal for families, outdoor entertaining, or future development opportunities. The garden is predominantly laid to lawn and offers a high degree of privacy, bordered by mature shrubs, hedging, and natural greenery. Key features to the rear garden include a raised concrete balcony accessed from the rear reception room, offering stunning panoramic views of the surrounding mountains. A detached outdoor shed with electricity supply and a newly fitted roof, suitable for storage, a workshop, or hobby space. A side gate providing convenient access to the front of the property.

Summary

This property offers a rare combination of generous internal accommodation, exceptional outdoor space, and outstanding views, all within a highly convenient location. With its corner plot position and clear potential to extend, this home represents an excellent opportunity for families, upsizers, or buyers looking to add value.



Directions

For Satnav users SA11 2BA

Tenure

Freehold

Services

All main services.

Council Tax Band B

EPC Rating

Viewing strictly by
appointment through
Herbert R Thomas

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