



Nant Celyn, Crynant, Neath, SA10 8PZ

Neath

£530,000

Bedrooms: 4 | Bathrooms: 4 | Receptions: 3

Nestled in a desirable location, this beautifully presented four-bedroom detached family home offers expansive living spaces, perfectly blending comfort with modern convenience.

The ground floor is designed for seamless daily life and entertaining, featuring three versatile reception rooms that provide ample space for relaxation, formal gatherings, or a dedicated home office. The layout flows effortlessly, leading to additional well-appointed areas.

Upstairs, four generously sized bedrooms await, complemented by four bathrooms ensuring privacy and convenience for all. Each room benefits from good natural light, creating bright and inviting personal sanctuaries.

Externally, the property boasts a well-maintained garden, offering a pleasant outdoor retreat. Further benefits include off-street parking and a single garage, providing secure parking and additional storage solutions. The home is equipped with uPVC double glazing and mains gas central heating for year-round comfort.

Local Amenities:

This property is ideally situated within the SA10 8PZ postcode area, offering convenient access to local services and amenities. Further details on specific transport links, schools, medical facilities, and shopping areas can be provided upon viewing.

Hallway

Wooden flooring, radiator and stairs to first floor.

Lounge

Turret double glazed windows to front aspect, carpeted flooring and radiator.

Kitchen Diner

Appointed with matching white wall and base units with work tops over and inset sink with mixer tap. Double glazed windows to rear aspect, Bi-fold doors, integrated cooker, integrated dishwasher, hob with cooker hood over, inset ceiling spotlights, wood-effect flooring and tiled flooring.

Utility Room

Double glazed window, plumbing in place for washing machine, work work tops with inset stainless steel sink, radiator and door to access rear garden.

Sitting Room

Double glazed window to front aspect, carpeted flooring and radiator.

Tenure: Freehold

Property Type: Detached House

- Detached Family Home
- Four bedrooms & four bathrooms
- Versatile accommodation
- Single garage & double driveway
- Freehold
- Village location
- uPVC double glazing and gas central heating
- Council Tax Band: F. EPC:C
- Need a mortgage? We can help

FIRST FLOOR

Landing

Double glazed window aspect, carpeted flooring and radiator.

Doors to;

Bedroom One

Double glazed windows to front aspect, carpeted flooring and radiator. Access to dressing area and En-suite

Bedroom Two

Double glazed window to front aspect, wood-effect flooring and radiator. Access to dressing area and En-suite

Bedroom Three

Double glazed window to rear aspect, wood-effect flooring and radiator. Access to dressing area and En-suite

Bedroom Four

Double glazed window to rear aspect, wood-effect flooring and radiator. Access to En-suite

EXTERNAL FEATURES

Outside Space

A low maintenance private garden provides a charming area for outdoor enjoyment and relaxation, also benefitting from a purpose built out building with hot tub.

Parking

The property benefits from useful off-street parking and a single garage, ensuring ample space for vehicles and storage.

GENERAL INFORMATION

Heating: Mains Gas

Electric Supply: Mains supply

Water Supply: Mains supply

Council Tax Band: F. EPC:TBC

Need a mortgage? We can help.

MORTGAGE ADVICE

PM Financial is the mortgage partner within MRE powered by eXp. With a fully qualified team of experienced in-house mortgage advisors on hand to provide you with free, no obligation mortgage advice. Please feel free to contact us on 03300 563 555 or email us at sales@do-mre.co.uk (fees will apply on completion of the mortgage).

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