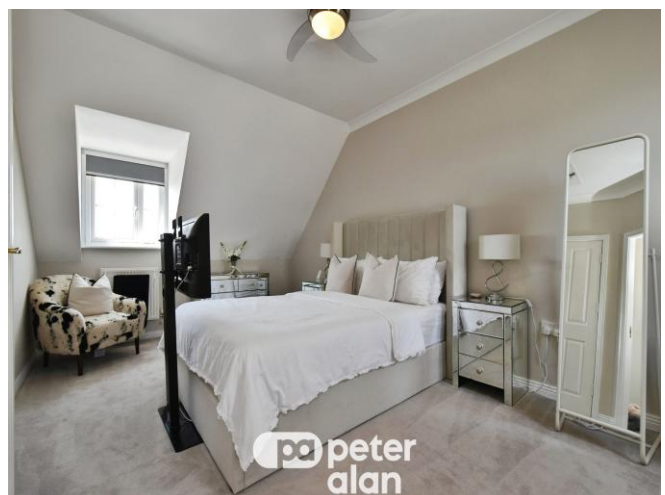




Mariners Quay, offers in the region of £280,000

- Garage & Driveway
- Close to Aberavon Beach!
- Four Bedrooms
- Larger than Average Rear Garden
- Move in Ready!
- EPC Rating: C



 4
  2
  1



About the property

Situated within the popular Mariners Quay development in Aberavon, this beautifully presented end-terrace townhouse offers spacious and versatile accommodation set across three floors. Situated in a modern development on Aberavon Beach Front with beautiful walks, restaurants, pubs, a cinema and leisure centre within walking distance.

The home is approached via a driveway, benefiting a garage and patio space with a path leading to the entrance.

Internally, the home comprises an inviting entrance hall with a w.c, a well-appointed kitchen/dining room to the front of the property and a generous living room to the rear with french doors open directly onto the rear garden, creating an excellent indoor-outdoor flow.

To the first floor are three well-proportioned bedrooms together with the family bathroom, offering flexible accommodation for growing families, guests or those working from home.

Occupying the entire second floor is an impressive principal bedroom suite, featuring a spacious double bedroom, fitted storage and a private en-suite shower room.



Accommodation

Entrance Hallway

Kitchen/Diner

W.C.

Lounge

Bedroom Two

Bedroom Three

Family Bathroom

Bedroom Four

Landing

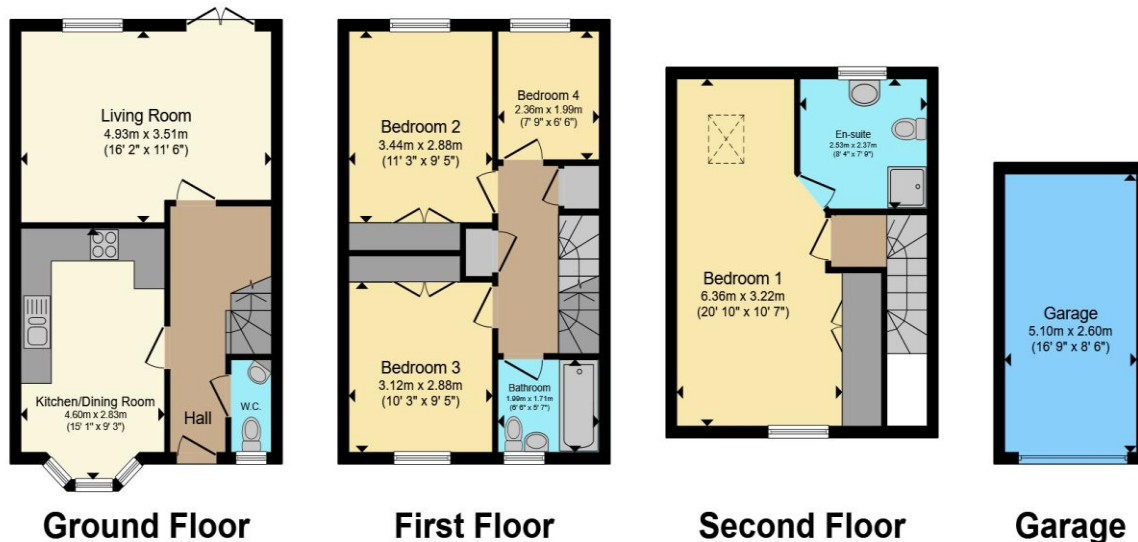
Bedroom One

Ensuite

01639 635115

neath@peteralan.co.uk

Floorplan



Total floor area 121.3 m² (1,306 sq.ft.) approx

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.propertybox.io

pa peter
alan

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.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

pa peter
alan