



Cross Hands, Llanelli, SA14

Offers In Region Of £599,950



Calow Evans
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SUBSTANTIAL PROPERTY .

An opportunity to purchase a detached property in private grounds situated on a country road just off the A48 dual carriageway at Cross Hands. The property is approached via electric gates and boasts sizeable six bedroom accommodation all with en-suite facilities and fitted wardrobes to all bedrooms with the exception of one room. The property would lend itself for various uses (stpp) due to the versatile accommodation this property has to offer also ideal for larger or extended families.





Entrance Hallway:

Laminate flooring, built in double storage cupboard, door to staircase leading to first floor, airing cupboard housing cylinder tank, two double panel radiators.

Cloakroom:

WC, pedestal wash hand basin, tiled floor, part tiled walls.

Lounge:

7.19m x 6.96m (23'7" x 19'7"/22'10")

Double glazed window and double glazed French doors, laminate flooring, feature inglenook fireplace with brick inset housing wood burner, wall light connections, corner bar area with refrigerator, two double panel radiators.





Living Room:

5.05m x 5.31m (16'7" to chimney breast x 15'0"/17'5")

Double glazed window, feature inglenook fireplace with open fire, wall light connections, double panel radiator.

Kitchen/Dining Room:

7.21m x 4.88m (23'8"/17'5" x 16'0")

Double glazed windows to rear and side, fitted with a range of wall, base and glass display units, 1½ bowl sink unit and draining board, electric hob, eye level oven and microwave, tiled floor, double panel radiator.

Utility Room:

3.4m x 2.74m (11'2" x 9'0")

**Cloakroom:**

WC, wash hand basin in vanity unit, tiled floor, walls tiled to ceiling, single panel radiator.

Bedroom One:

4.22m x 3.4m (13'10" to wardrobes x 11'2")

Double glazed window, fitted sliding mirror wardrobes, wall light connections, double panel radiator.

En-Suite:

5.77m x 2.08m (18'11" x 6'10")

Two double glazed obscure windows, corner shower enclosure, combination wash hand basin in vanity unit, WC, bidet and wall units, tiled panelled seated bath with hand held

**Bedroom Two:**

3.53m x 3.4m (11'7" x 11'2")

Double glazed window, single panel radiator.

En-Suite:

3.4m x 1.12m (11'2" x 3'8")

Double shower with tiled splashback, WC, wash hand basin in vanity unit, walls tiled to ceiling, tiled floor, single panel radiator.

Bedroom Three:

4.78m x 3.4m (15'8" x 11'2")

Double glazed window, fitted with sliding mirror wardrobes, wall light connections, double panel radiator.



En-Suite:

3.38m x 2.11m (11'1" x 6'11")

Double glazed obscure window, suite comprises panelled bath, wash hand basin in vanity unit, WC, walls tiled to ceiling, tiled floor, single panel radiator.

First Floor:

Stairs to first floor, double glazed window.

Lounge/Games Room:

10.74m x 4.9m (35'3" x 16'1")

Three Fakro windows, bar area, downlighters, entrance to loft, three single panel radiators.



Bedroom Four:

6.3m x 4.9m (20'8"/14'1" x 13'4"/16'1")

Double glazed window, fitted sliding mirror wardrobes and fitted dresser, double panel radiator.

En-Suite:

2.62m x 1.85m (8'7" x 6'1")

Ceiling light, double shower enclosure with tiled splashback, WC, pedestal wash hand basin, walls tiled ceiling, single panel radiator.

Inner Hall:

Double storage cupboard, entrance to loft, ceiling light.



Cloakroom:

WC, pedestal wash hand basin, part tiled walls, tiled floor, single panel radiator.

Bedroom Five:

4.14m x 3.3m (13'7" x 10'10" to wardrobes)

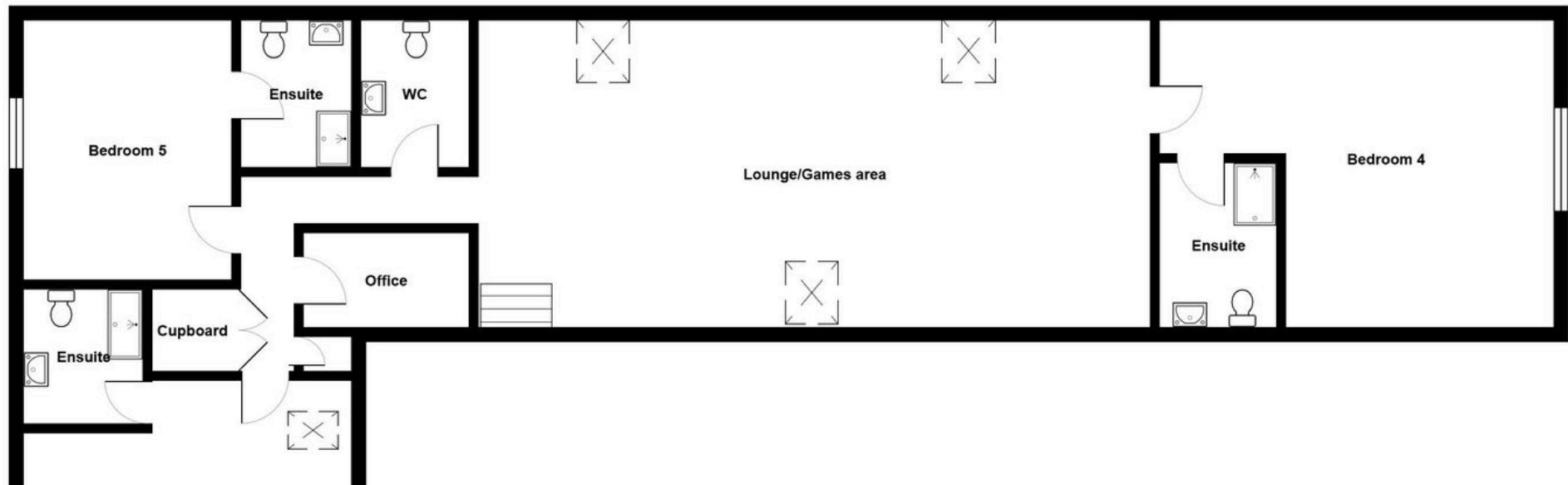
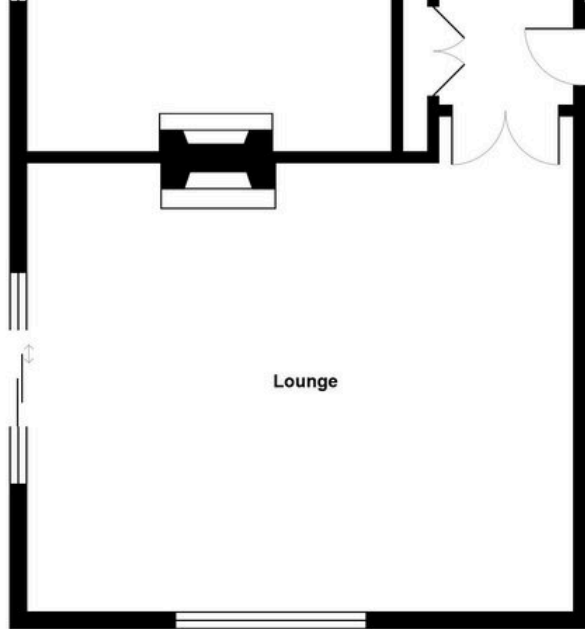
Double glazed window, fitted wardrobes, double panel radiator.

En-Suite:

2.34m x 1.75m (7'8" x 5'9")

Ceiling light, double shower enclosure with tiled splashback, tiled floor, WC, pedestal wash hand basin, part tiled walls, single panel radiator.





Address

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