



43 Morlais Road, Port Talbot – SA13 2AS
Port Talbot

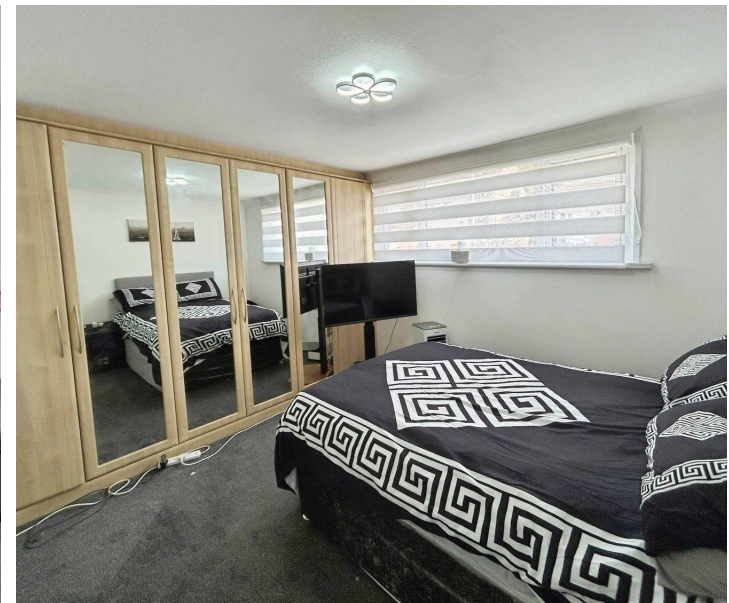
£205,000

43 Morlais Road

Port Talbot

This beautifully presented three bedroom semi detached house is situated in the highly sought after area of Margam, set on a quiet street that offers both peace and convenience. The property occupies a generous corner plot, providing a sense of space and privacy that is rarely found. Having been fully renovated throughout, the home is ready to move into and is offered with no ongoing chain, making it an ideal choice for families, professionals or anyone seeking a smooth and swift purchase. The welcoming entrance hallway leads to a bright and spacious lounge, which is perfect for relaxing or entertaining guests. The modern kitchen has been thoughtfully designed with contemporary units and integrated appliances, providing ample storage and preparation space for all your culinary needs. Adjacent to the kitchen, a separate dining area offers a comfortable setting for family meals and gatherings. Upstairs, there are three well proportioned bedrooms, each benefiting from plenty of natural light and neutral décor, ensuring a calm and restful atmosphere. The stylish family bathroom features quality fittings and a modern suite, adding a touch of luxury to everyday living.

- Three bedroom semi detached house
- Off road parking
- Generous corner plot
- Sought after area of Margam in a quiet street
- Close to local amenities and Schools
- Fully renovated throughout





Additional benefits include off road parking (ideal for multiple vehicles), gas central heating and double glazing throughout, ensuring comfort and energy efficiency all year round. The property's location is particularly appealing, being within close proximity to local amenities, shops and highly regarded schools, making daily life both convenient and enjoyable. Excellent transport links are also easily accessible, connecting you to nearby towns and cities for commuting or leisure. Whether you are searching for your first home, a family upgrade or a sound investment opportunity, this superbly renovated property ticks all the boxes. Early viewing is highly recommended to fully appreciate the quality, space and location on offer.

Entrance

8' 2" x 5' 7" (2.50m x 1.70m)

Via composite front door with opaque PVCu windows into the entrance hall with radiator and laminate flooring. Generous sized coat storage with hanging rail (0.7m x 0.60m).

Reception room 1

14' 9" x 12' 10" (4.50m x 3.90m)

PVCu window, feature fireplace, radiator and laminate flooring.

Reception room 2

11' 2" x 10' 6" (3.40m x 3.20m)

PVCu window, radiator and laminate flooring.



Kitchen

11' 2" x 9' 10" (3.40m x 3.00m)

PVCu window, PVCu opaque door, radiator and laminate flooring. A range of wall and base units with complementary work surfaces. Space for washing machine and space for tumble dryer. Integrated cooker and hob with overhead extractor fan. Space for American style fridge/freezer. Generous sized under stairs storage (1.2m x 1.4m).

First floor landing

6' 3" x 2' 7" (1.90m x 0.80m)

Via stairs. Fitted carpet. Opaque PVCu window.

Bathroom

8' 6" x 5' 3" (2.60m x 1.60m)

Large towel radiator, opaque PVCu window, tiling to splash back areas and laminate flooring. Three piece suite comprising WC, wash hand basin and bath with overhead rainfall shower. Airing cupboard housing boiler, shelving and radiator (0.8m x 1.70m).

Bedroom 1

10' 6" x 9' 10" (3.20m x 3.00m)

PVCu windows, radiator and fitted carpet. Built in wardrobes.

Bedroom 2

9' 6" x 8' 10" (2.90m x 2.70m)

PVCu window, radiator and fitted carpet. Built in wardrobes.

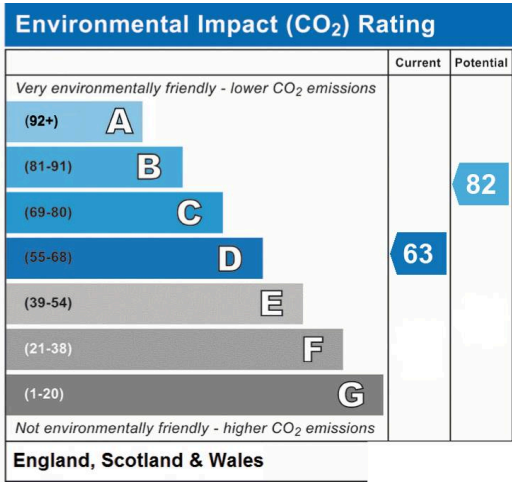
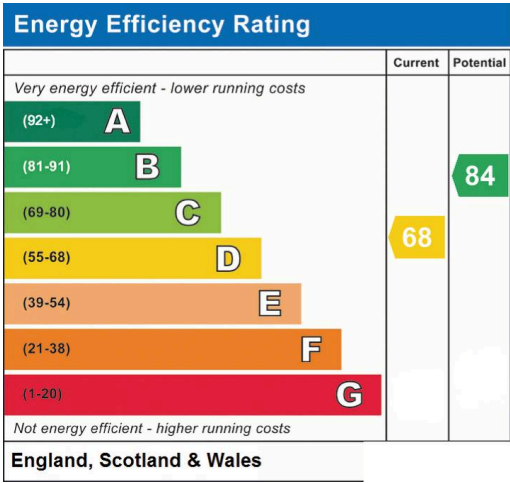
Bedroom 3

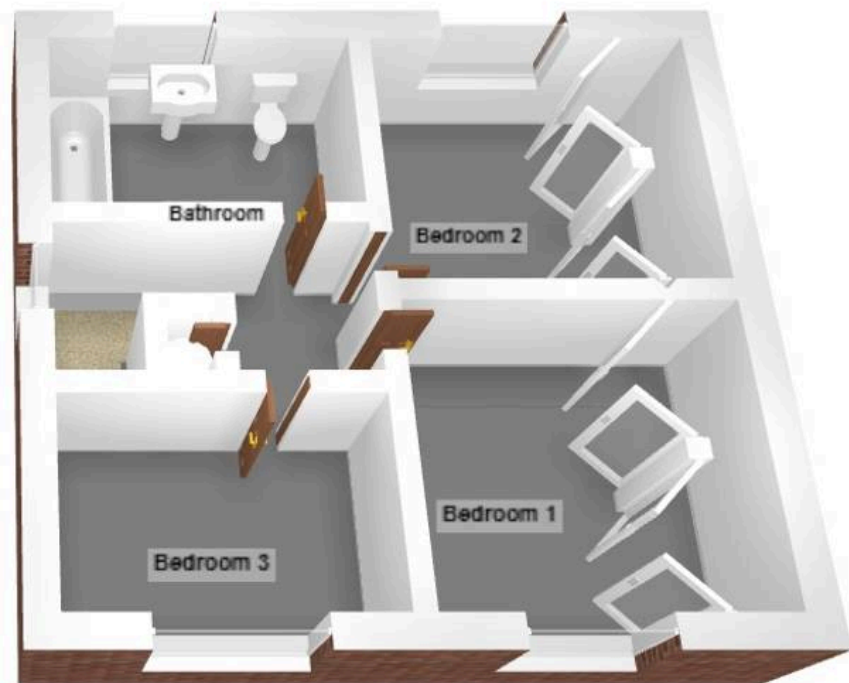
8' 6" x 7' 3" (2.60m x 2.20m)

PVCu window, radiator and fitted carpet.

Outside

A stone path leading to the front door, front and side gardens with a generous plot. Rear driveway for 2 cars.





Payton Jewell Caines

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