

35 Company Street, Resolven, Neath, SA11 4HU

Price £129,950

This presented three-bedroom terraced home offers spacious and versatile living accommodation. The ground floor features a bright lounge/diner, a fitted kitchen, a separate utility area, and a convenient downstairs shower room.

Upstairs, the property comprises three bedrooms, providing comfortable space for families, guests, or a home office.

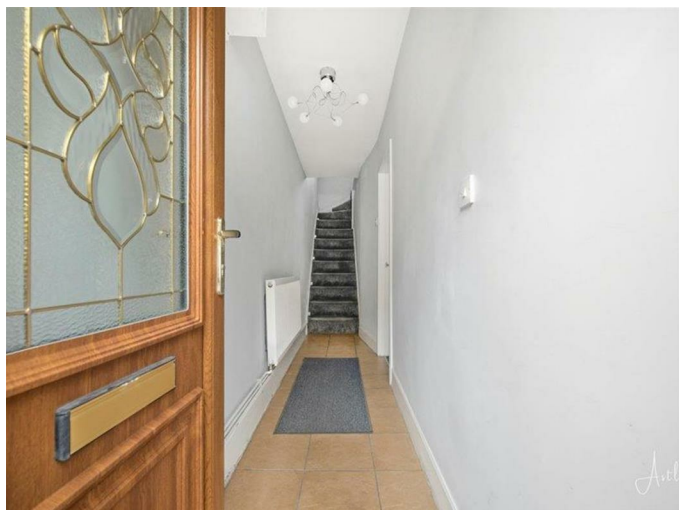
To the rear, there is an enclosed, low-maintenance garden — ideal for relaxing or entertaining. The property also benefits from a detached garage with power and lighting, offering excellent storage or workshop potential.

Main Dwelling



Enter via PVC door into:

Hallway 21'6" x 3'0" (6.563 x 0.938)



With tiled flooring, radiator and stairs to first floor.

Lounge/Diner 21'10" x 11'10" (6.671 x 3.623)



With shelving in the alcoves, window to front, under stairs storage, electric fire (not tested) and radiator.

Lounge/Diner



Lounge/Diner



Kitchen

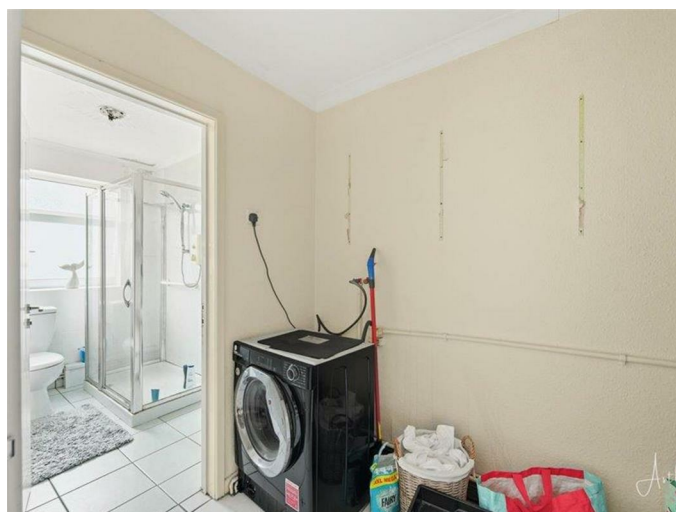


Kitchen 9'3" x 17'6" (2.830 x 5.356)



Fitted with painted base and wall units with coordinating work surfaces to include; stainless steel sink and drainer with mixer taps, window to rear, fully tiled walls and floor, radiator, electric hob and oven, space for fridge/freezer and door to rear garden.

Utility Area 5'3" x 7'8" (1.603 x 2.346)



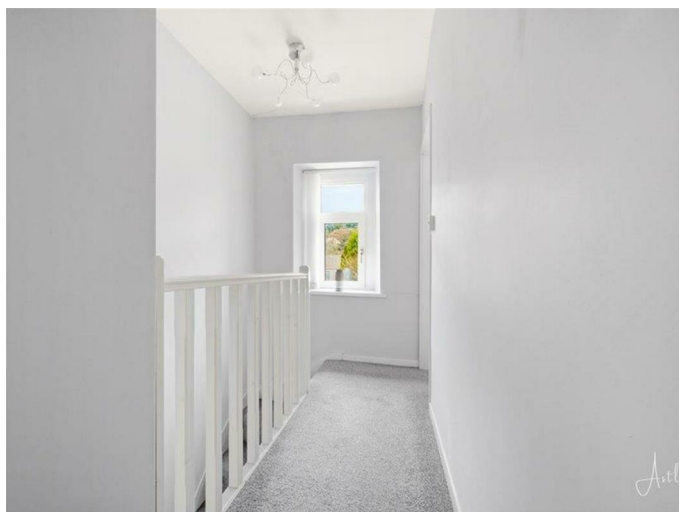
With tiled floor and door into:

Shower room 8'1" x 5'2" (2.487 x 1.594)



Fitted with three piece suite to include; low level wc, pedestal wash hand basin, walk in shower, tiled flooring, fully tiled walls and window to rear.

Landing 5'6" x 12'4" (1.680 x 3.784)



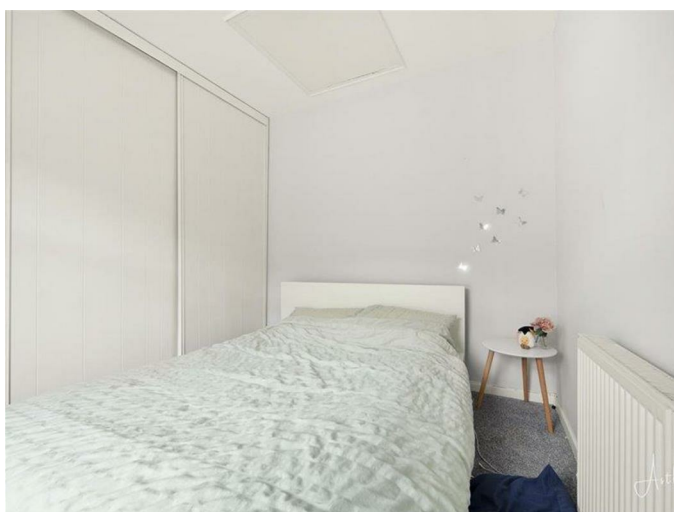
With window to rear.

Bedroom one 8'7" x 12'1" (2.624 x 3.689)



With a range of wardrobes, window to front and radiator.

Bedroom two 9'3" x 8'2" (2.830 x 2.499)



With a range of fitted wardrobes, radiator and window to rear.

Bedroom three 9'0" x 7'0" (2.762 x 2.141)



With radiator and window to front.

Outside



Enclosed rear garden with patio and pathway leading to detached garage offering storage with power and light.

Outside



Drone Image



Drone Image



Agents Notes

Local Authority: Neath Port Talbot

Council Tax Band: A

Annual Price: £1,627

Conservation Area: No

Flood Risk

River : Low

Seas : Very low

Agents Notes

Mobile coverage:

EE

Vodafone

Three

O2

Broadband

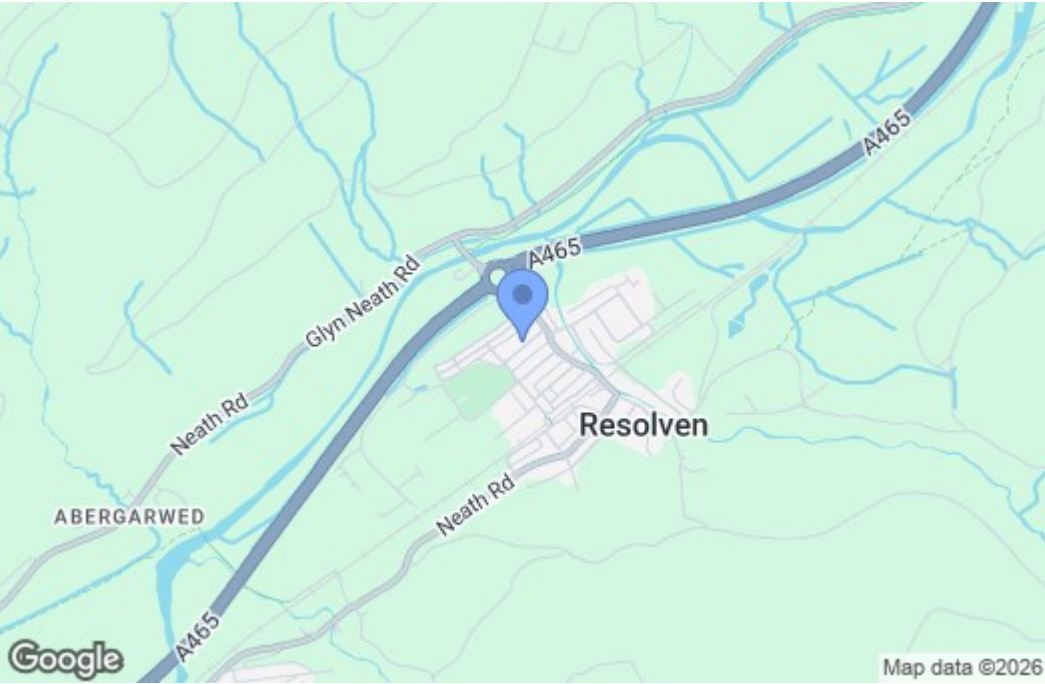
Satellite / Fibre TV Availability:

BT

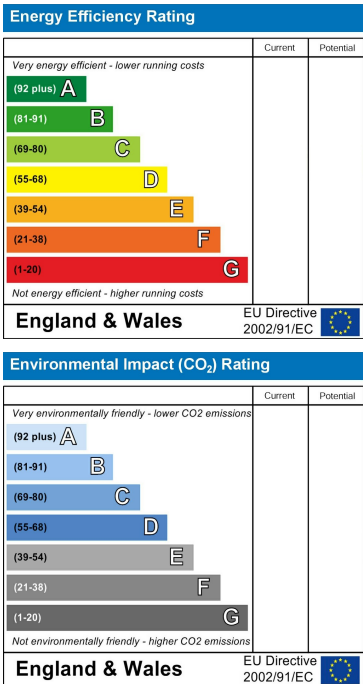
Sky

Floor Plan

Area Map



Energy Efficiency Graph



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