

FOR
SALE

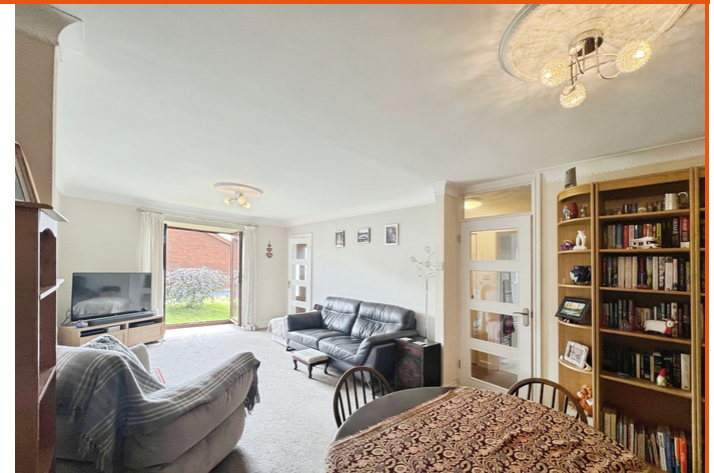


PROPERTY SUMMARY

Introducing to the market this three bedroom semi detached bungalow situated in a sought after area of Baglan Moors, within walking distance to the local Baglan Bay retail park, amenities and transport links. The accommodation briefly consist of hallway, kitchen, lounge/diner, three bedrooms, inner hallway, bathroom. Externally there is a drive with space for two cars and a garage. Rear and front gardens.

POINTS OF INTEREST

- Three bedroom semi detached bungalow
- Open plan lounge/diner
- Open plan lounge/dinerFitted kitchen
- Spacious accommodation throughout
- Driveway with garage
- Situated in sought after area



ROOM DESCRIPTIONS

Hallway

Access via composite front door.

Stippled and coved ceiling. Emulsioned walls. Fitted carpet. Door into lounge/diner. Opening into:

Kitchen

3.54m x 3.29m (11' 7" x 10' 10")

Stippled ceiling and coved. Emulsioned walls with tiles to splash back. Front facing PVCu double glazed window. Side facing composite door leading out to the side of the property. Radiator. Tiled flooring. Kitchen is fitted with a range of wall and base units with complementary work surfaces. Under counter space for washing machine. Integral dishwasher, and low level integral fridge and freezer. Inset stainless steel sink and drainer. Built in oven with grill above. Inset induction hob with extractor fan above. Cupboard housing gas fired boiler.

Lounge/diner

7.26m Max x 3.59m (23' 10" Max x 11' 9")

Skimmed and coved ceiling. Papered walls. Radiator. Front facing PVCu double glazed french doors. Radiator. Fitted carpet. Wall mounted electric fire with decorative fireplace. Space for dining furniture. Door into:

Inner hallway

Artexed ceiling. Loft access hatch. Emulsioned walls. Fitted carpet. Storage cupboard housing the water tank. Doors leading off.

Bathroom

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

Skimmed and coved ceiling. Inset spotlight. Tiled walls. Side facing frosted PVCu double glazed window. Chrome wall towel rail heater. LVT flooring. Room is fitted with a three piece suite comprising low level W.C., pedestal wash hand basin, p shaped bath with wall mounted electric shower and curved shower screen.

Bedroom 1

3.84m x 2.63m (12' 7" x 8' 8")

Artexed and coved ceiling. Emulsioned walls. Rear facing PVCu double glazed window and double glazed French doors leading to the rear garden. Radiator. Fitted carpet.

Bedroom 2

3.57m x 2.29m (11' 9" x 7' 6")

Artexed ceiling and coved. Emulsioned walls. Rear facing triple glazed window. Radiator. Fitted carpet.

Bedroom 3

2.67m x 2.40m (8' 9" x 7' 10")

Stippled and coved ceiling. Emulsioned walls. Side facing PVCu double glazed window. Radiator. Fitted carpet.

Outside

To the rear the garden is bounded on three sides by fence and two sides by wall. Garden is laid to Indian sand stone paving slabs. Path leads down the side of the property to a gate given access to the front garden.

The front the property is open fronted laid mainly to lawn. Bounded on one side by wall and railings. There is a driveway leading to the garage. Driveway creating off road parking for up to two cars. Footpath to front door. Garden is

MATERIAL INFORMATION

Parking Types: None.

Heating Sources: None.

Electricity Supply: None.

Water Supply: None.

Sewerage: None.

Broadband Connection Types: None.

Accessibility Types: None.

EPC Rating: D (66)

Has the property been flooded in last 5 years? No

Flooding Sources:

Any flood defences at the property? No

Any risk of coastal erosion? No

Is the property listed? No

Are there any restrictions associated with the property? No

Any easements, servitudes, or wayleaves? No

The existence of any public or private right of way? No



