



Lower West End, £120,000

- No Ongoing Chain!
- Three Bedrooms
- Low Maintenance Garden
- Spacious Lounge
- EPC Rating: E



 3  1  1



About the property

We are pleased to offer for sale this well-presented three-bedroom mid-terraced property, situated in the sought-after area of Lower West End, Taibach. Offered with no ongoing chain, this home provides an excellent opportunity for first-time buyers, families, or investors alike.

The property is within close proximity to local schools, shops, public transport links and just a short drive into Port Talbot Town Centre and Aberavon Beach Front.

The accommodation briefly comprises an entrance hallway leading to a spacious and inviting lounge, perfect for relaxing or entertaining, through to a generously sized kitchen.

To the first floor, the property benefits from three well-proportioned bedrooms, along with a family bathroom.

Externally, the property offers low-maintenance outdoor space, with patio and lawn space. Early viewing is highly recommended to fully appreciate the space and potential this property has to offer.

Accommodation

Entrance Hallway

Lounge

20' 1" x 11' 8" (6.12m x 3.56m)

Kitchen

14' 4" x 8' 2" (4.37m x 2.49m)

Bedroom One

15' x 8' 7" (4.57m x 2.62m)



Bedroom Two

12' 5" x 7' 10" (3.78m x 2.39m)

Family Bathroom

Bedroom Three

9' 3" x 6' 9" (2.82m x 2.06m)

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Floorplan

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.

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