Clee Tompkinson Francis

Chartered Surveyors, Valuers, Estate Agents & Auctioneers

14 Offices Across South Wales

Prossers Terrace
Cymmer
Port Talbot
Neath Port Talbot

£95,000











- MID TERRACE PROPERTY
- TWO BEDROOMS
- ONE RECEPTION ROOM
- GAS CENTRAL HEATING
- DOUBLE GLAZING
- IN NEED OF RENOVATION

Ref: PRF11972

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Viewing Instructions: Strictly By Appointment Only

General Description

Offered for sale is this two bedroom mid terrace property in need of renovation with lounge/dining room, kitchen and rear porch to the ground floor with two bedrooms and bathroom/W.C. to the first floor. The property benefits from having gas central heating, double glazing and a tiered rear garden. Council Tax Band A.

Accommodation



Porch

Via double glazed entrance door with tiled flooring and door into:

Lounge/Dining Room (17' 11" Max x 16' 08") or (5.46m Max x 5.08m)

Feature fireplace, internal picture window, storage cupboard and radiator. Staircase to the first floor and two double glazed windows to the front.

Kitchen (15' 02" x 4' 08") or (4.62m x 1.42m)

Fitted with wall, drawer and base units with worktops over incorporating sink and drainer. Breakfast bar, plumbing for washing machine and wall mounted gas central heating boiler. Textured ceiling, tiled floor, radiator and two double glazed windows to the rear.

Rear Porch

Tiled floor and door to the rear.

First Floor Landing

Double glazed window to the front.

Bathroom/W.C. (7' 06" x 7' 02") or (2.29m x 2.18m)

Comprising walk in bath with overhead shower, vanity wash hand basin and low level W.C. Part tiled walls, access to loft, coved and textured ceiling. Heated towel rail and double glazed obscure window to the rear.

Bedroom 1 (13' 11" Max x 7' 05" Max) or (4.24m Max x 2.26m Max)

Mirror fronted fitted wardrobes with sliding doors incorporating hanging space and shelving. Radiator, coved and textured ceiling. Two double glazed windows to the front with views over the mountains.

Bedroom 2 (9' 10" Max x 8' 07" Max) or (3.00m Max x 2.62m Max)

Radiator, coved and textured ceiling and double glazed window to the rear.

Outside

Tiered garden with storage shed, garden shed and pedestrian gated to the rear lane.

Broadband and Mobile phone

Broadband is available in the vicinity and the mobile phone signal in the area is deemed to be good.

Services

Mains electricity, mains water, mains gas, mains drainage

EPC Rating:64

Tenure

We are informed that the tenure is Freehold

Council Tax

Band A










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