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PENNANT ROAD, SWISS VALLEY, LLANELLI,
£136,500



Conveniently located within the ever popular Swiss Valley area of Llanelli, with good road links to Llanelli Town Centre, M4, all local amenities and on a direct bus route, this SEMI DETACHED BUNGALOW is well presented and was originally built as a three bedroom, but has been changed to a two bedroom by the current vendor to provide more space in the master bedroom. The accommodation within briefly comprises: Entrance Hallway, Lounge, modern fitted Kitchen/Breakfast Room, Bathroom and Two Bedrooms. Externally there are well kept Front and Rear Gardens with the added benefit off OFF ROAD PARKING and GARAGE to the rear.
VIEWING IS ESSENTIAL TO APPRECIATE ALL THIS PROPERTY HAS TO OFFER.

ENTRANCE

UPVC door with double glazed etched glass panel into:

HALLWAY

Coved and textured ceiling, BT telephone point, fitted carpet, radiator, doors into Lounge and Kitchen/Breakfast Room.

LOUNGE 5.034m X 3.876m (16'6" X 12'9")

Coved and textured ceiling, uPVC double glazed window to front, wall mounted thermostat, two radiators, fitted carpet, two wall mounted lights, two recess alcoves, television aerial point, gas fire set on marble effect hearth and inset with wooden surround, door into Inner Hallway.

KITCHEN/BREAKFAST ROOM 4.413m X 3.516m (14'6" X 11'7")

Coved and textured ceiling, uPVC double glazed window to front, radiator, uPVC double glazed door with obscure glass panels to side, door into airing cupboard housing wall mounted "Ideal" gas combination boiler and shelving, tiled flooring, fitted with a range of white high gloss wall and base units with complementary work surface over, stainless steel sink and drainer with mixer tap, walls tiled to splash back, plumbing for washing machine, space for fridge freezer, built in eye level microwave, built in eye level electric oven, built in four ring gas hob with extractor fan over, space for table and chairs, opening into:

INNER HALLWAY

Coved and textured ceiling, loft access, smoke detector, carbon monoxide detector, fitted carpet, door into airing cupboard with shelving.

BATHROOM 2.256m X 1.645m (7'5" X 5'5")

Coved and textured ceiling, aluminium framed double glazed obscure glass window to side, tiled walls, radiator, vinyl tile effect flooring, fitted with a three piece suite comprising low level WC, pedestal wash hand basin and bath with shower over.

BEDROOM ONE 4.625m X 3.098m (15'2" X 10'2")

Coved and textured ceiling, two aluminium framed double glazed windows to rear, two radiators, fitted carpet, television aerial point.

BEDROOM TWO 4.016m X 2.683m (13'2" X 8'10")

Coved and textured ceiling, aluminium framed double glazed window to rear, radiator, built in wardrobe with overhead storage, fitted carpet.

EXTERNAL

To the front of the property there is a landscaped gravelled garden planted with mature trees, plants and flowers, paved footpath leading to entrance door, external light, gated pedestrian side access leading to:

Rear enclosed garden with external light, external tap, paved patio area, gravelled tiers with mature plant borders, door into solid construction storage shed, pedestrian door into Garage, gated pedestrian rear access.

GARAGE

Accessed via Fronhaul with off road parking space in front. Electric up and over door, two uPVC double glazed windows to side, pedestrian door into rear garden.

DIRECTIONS

From our office on Murray Street turn right at the lights and proceed straight down (in the right hand lane) onto Gelli Onn. Take the left hand lane for Llandeilo and proceed along Felinfoel Road, continue to the mini roundabout and proceed straight ahead up the hill into Swiss Valley, Take a right hand turn into Ridgeway then left onto Oaklands. At the end of the road, turn left onto Heol Beili Glas and the property can be found just after the fourth turning left.

TENURE: Freehold

COUNCIL TAX:

EPC RATING:

VIEWING: STRICTLY VIA VENDORS AGENTS. DAWSONS TEL: 01554 784 400