



Golwg Y Madjoe, £285,000

- Unique Opportunity To Purchase
- Directly Facing Aberavon Sea Front
- Desirable Modern Development
- Gorgeous Sea View Patio to Front
- Driveway to Rear
- EPC Rating: B



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About the property

A fantastic and unique opportunity to purchase this highly desirable, modern development property directly on the Aberavon Sea Front! With Jaw dropping views surrounding the home and convenient access to Leisure & travel amenities, this ideal family home is not one you want to miss! Offering excellent links to commuting routes via a main line train station or the M4 Corridor!

Internally, the property comprises of an entrance hallway, with stairs to the upper floors, and doors through to a quaint study / cwtch space, a ground floor cloakroom and the immaculate, modern fitted kitchen diner. The first floor houses the first bedroom, and the family lounge with Juliette balcony! To the second floor is the family bathroom, bedroom two with built in & fitted wardrobes and the master bedroom with an en-suite shower room. Externally, the home is approached via a shared footpath, with steps to the entry way and a spacious patio space, the best position to enjoy your location! With side access leading through to the driveway and the generous rear garden, laid with artificial grass and paved patio! Internal viewings are strongly recommended!





Accommodation

Entrance Porch

Cloakroom- Storage cupboard.

Study - 11' 3" max x 8' 2" max (3.43m max x 2.49m max)
WC. Wash hand basin.

Lounge- 13' 1" max x 12' 6" (3.99m max x 3.81m)
First floor. Juliette balcony. Storage cupboard.

Kitchen/Diner- 13' 1" x 10' 9" max (3.99m x 3.28m max)
Ground floor. Pantry.

Landing

Bedroom 1- 11' 2" + U x 9' 4" max (3.40m + U x 2.84m max)
Second floor. Fitted wardrobes. Views.

Ensuite- Shower Room

Bedroom 2- 13' 1" max x 7' 1" (3.99m max x 2.16m)
Fitted wardrobes.

Bedroom 3- 13' 1" x 7' 5" (3.99m x 2.26m)
First floor.

Bathroom- Second floor. WC. Wash hand basin. Bath.

Front Garden- Paved patio seating spot.

Rear Garden- Paved patio. Artificial grass. Rear access.

Parking- Driveway for two cars from rear.

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Floorplan



Important Information

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