



Rectory Road, offers over £115,000

- No On Going Chain
- Beautifully Refurbished
- Low Maintenance Garden
- Town Centre Location
- Ideal Buy To Let or First Time Purchase
- EPC Rating: Awaited



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About the property

A modernised and recently refurbished, ideal first time purchase or buy to let investment now available for sale with no on going chain within Neath Town Centre. Excellent for 'walking distance' amenities within half a mile including high street stores, a main line train station, bus stops and restaurants. Also great for commuters with Resident Permit Parking available on street and convenient for access to the M4 corridor via the A465. Internally, the property comprises of an entrance hallway, with stairs to the landing and doors through to an open plan lounge/dining room and modern fitted kitchen. An exit leads out to the paved rear garden with a brick-built shed. The first floor houses two double bedrooms, with the master boasting fitted wardrobes, access to the loft space and the family bathroom! Internal viewings are highly recommended to truly appreciate this home!





Accommodation

Entrance Hallway

Lounge Area

10' 4" Plus Recess x 9' 4" (3.15m Plus Recess x 2.84m)

Dining Area

10' 2" x 10' 8" Plus Recess (3.10m x 3.25m Plus Recess)

Kitchen

8' 1" x 7' 4" (2.46m x 2.24m)

Landing

Bedroom One

12' 1" Plus Wardrobes x 9' 4" (3.68m Plus Wardrobes x 2.84m)

Bedroom Two

11' 3" x 8' 2" Plus Recess (3.43m x 2.49m Plus Recess)

Bathroom

Rear Garden

Shed

10' 5" Plus Recess x 6' 3" (3.17m Plus Recess x 1.91m)

Floorplan



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