



Aberhenwaun Uchaf, £140,000

- No On Going Chain
- Off Street Parking
- Sizable Outbuilding
- Generous Kitchen Diner
- Village location
- EPC Rating: G



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About the property

A deceptively spacious and well presented, ideal family home or first time purchase, available for sale with no on going chain in Pantyffordd, Seven Sisters! Boasting excellent links to Ystradgylais, Neath Town Centre and the Brecon Beacons National Park as well as the A465 making the home suitable for commuters looking for access to the M4 corridor!

The home is approached via a gated front garden with lawn and driveway, side access leads through to a further enclosed and low maintenance rear garden! Internally, the property comprises of an entrance hallway, with stairs to the landing, a flows through to a lounge, spacious fitted kitchen diner, sun room area to the rear of the kitchen, utility room and family bathroom. The first floor houses access to the loft space and all three bedrooms.

Internal viewings are highly recommended!





Accommodation

Entrance Hall

Lounge- 13' 4" max x 11' 8" (4.06m max x 3.56m)

Kitchen/Diner- 9' 9" x 16' 7" max (2.97m x 5.05m max)

Rear Of Kitchen- 16' 5" x 7' 7" (5.00m x 2.31m)

Utility Room- 6' 8" x 7' 1" (2.03m x 2.16m)

Bathroom

Landing

Bedroom One- 12' 6" Plus Wardrobes x 8' 7" (3.81m Plus Wardrobes x 2.62m)

Bedroom Two- 13' 2" x 9' max (4.01m x 2.74m max)

Bedroom Three- 9' 9" x 7' 6" max (2.97m x 2.29m max)

Front & Rear Gardens

Floorplan



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