



43 Cadoxton Terrace,, Cadoxton, Neath, Glamorgan, SA10 8BR

Offers Over £170,000

Situated on a level location within the popular village of Cadoxton, close to local primary and comprehensive schools, Neath Port Talbot College and a short drive from all amenities and facilities at Neath Town Centre, a semi-detached family home that has been extensively improved and modernised by the present owners to a high standard and offers accommodation over 2 floors to include through lounge/diner, shower room, utility room and large kitchen/breakfast room to the ground floor and 3 bedrooms and shower room to the first floor. Externally, there is a level enclosed rear garden and detached double garage.

Front double glazed entrance door into:

Entrance porch 5'0" x 3'0" (1.529m x 0.929m)

With laminate flooring, stained glass inner door into:

Entrance hallway 18'8" x 3'5" (5.702m x 1.048m)



With laminate flooring, ornamental arch to ceiling, anthracite radiator, coved ceiling, stairs to first floor.

Lounge/dining area 24'2" x 11'5" (7.375m x 3.503m)



With double glazed bay window to front, radiator, coved ceiling, laminate flooring, understairs storage cupboard.

Another angle of lounge/dining room



Central hallway 12'1" x 4'6" (3.696m x 1.392m)

With velux to ceiling allowing lots of natural light, upright anthracite radiator, tiled floor, coving and spotlights to ceiling.

Utility Room 8'10" x 4'11" (2.69m x 1.50m)

Plumbed for washing machine and dishwasher, work surface, tiled floor, understairs cupboard with shelving.

Another view of bathroom/w.c.



Bathroom/w.c. 8'8" x 5'7" (2.644m x 1.722m)



With 3 piece suite in white comprising panelled bath, sink on vanity unit, w.c., part tiled walls, tiled floor, upright radiator, spotlights to ceiling.

Kitchen/family room 16'7" x 14'6" (5.060m x 4.426m)



Lovely selling feature of the house comprising a range of base and wall units in Dove Grey with solid worktops, induction hob with extractor canopy, built-in electric oven, space for American style fridge/freezer, central island with composite sink with drainer, integrated dishwasher base units and breakfast bar, tiled floor, part tiled walls, upright anthracite radiator, spotlights and coving to ceiling, double glazed french doors with side panels to rear garden.

Another view of kitchen/family room



Further view of kitchen/family room



Another angle of kitchen/family room



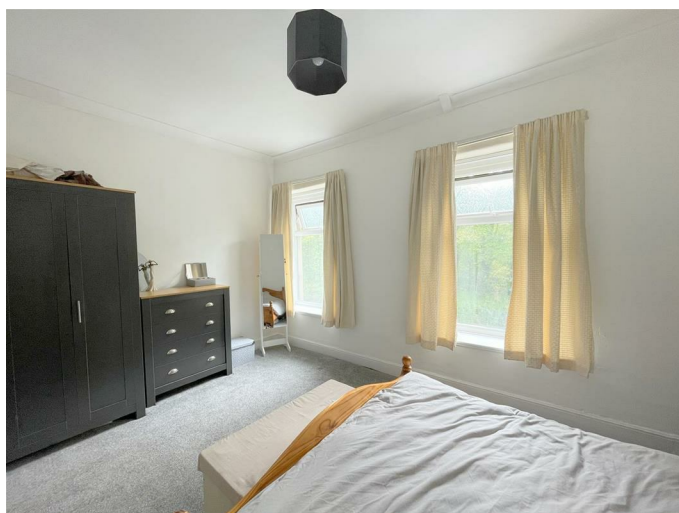
Another view of bedroom one



FIRST FLOOR 12'10" x 5'4" (3.918m x 1.650m)

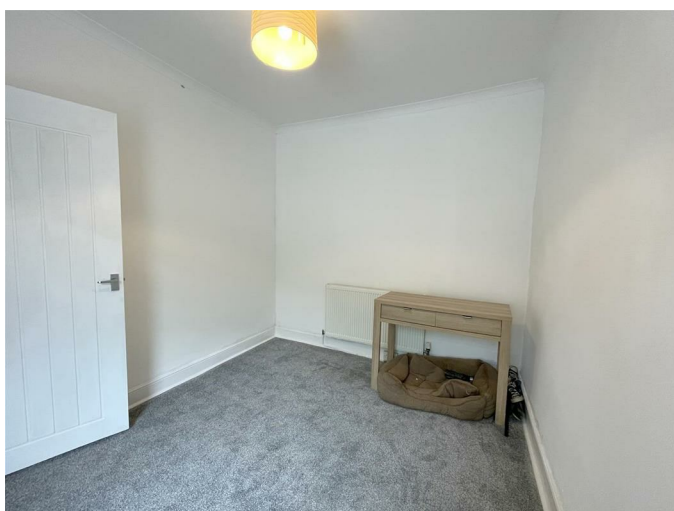
Landing with radiator, access to roof space.

Bedroom one 14'6" x 9'10" (4.432m x 3.000m)



With 2 double glazed windows to front, radiator, covered ceiling.

Another angle of bedroom two

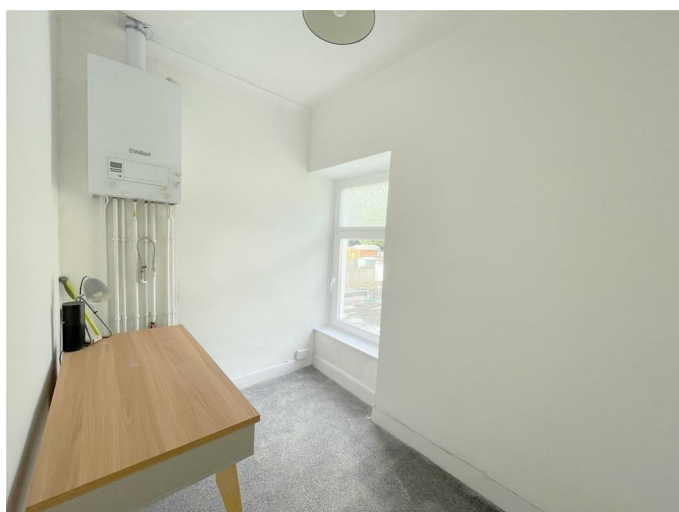


Bedroom two 11'2" x 8'10" (3.414m x 2.703m)



With double glazed window to rear, radiator, coved ceiling.

Bedroom three 8'10" x 5'8" (2.715m x 1.751m)



With wall mounted Vaillant gas central heating boiler, radiator, coved ceiling.

Another view of bedroom three



Shower room 5'2" x 6'4" (1.579m x 1.947m)



3 piece suite in white comprising quadrant shower cubicle, w.c., sink on vanity unit, respatex to walls, cushion flooring, double glazed window to rear, pvc tongue and groove to ceiling.

Outside



Front forecourt garden area. Side access leading to enclosed level rear garden laid to patio and lawn with raised flower borders, outside tap and detached double garage with power and light. Personal access gate from rear lane.

Another angle of rear garden



AGENTS NOTE

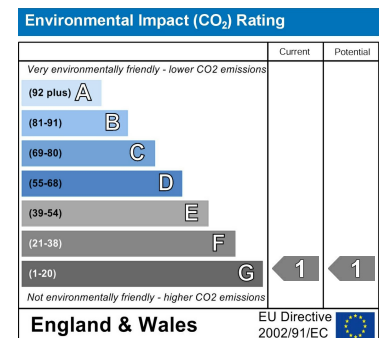
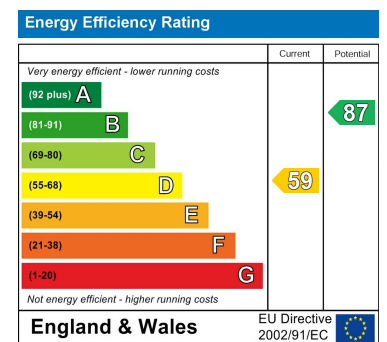
The property is in Council Tax Band C with an annual charge in the region of £1788

Floor Plan

Area Map



Energy Efficiency Graph



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