

12 Helens Road, Penrhiwtyn, Neath, SA11 2DL

Offers In The Region Of £109,995

Ideal for first-time buyers or as a solid investment opportunity, this two-bedroom terraced home is situated close to local amenities, with shops, schools, and Neath town centre all within easy reach. The property offers two spacious double bedrooms, a generous family bathroom, and benefits from vacant possession with no onward chain. To the rear, you'll find an enclosed garden along with off-road parking, making this an excellent choice for those seeking convenience and potential.

Main dwelling

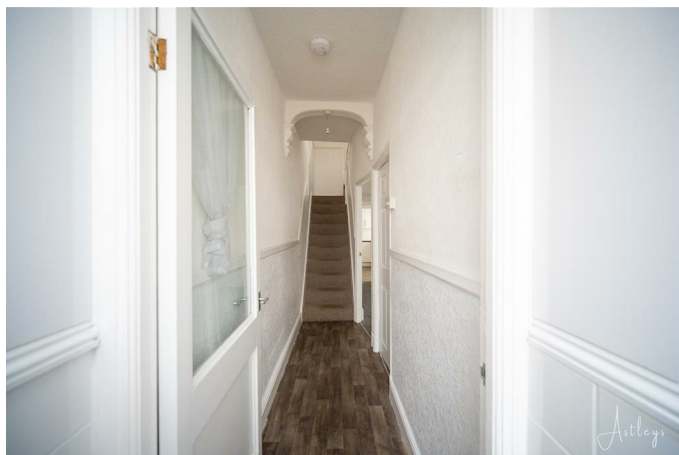


Mid terrace home.

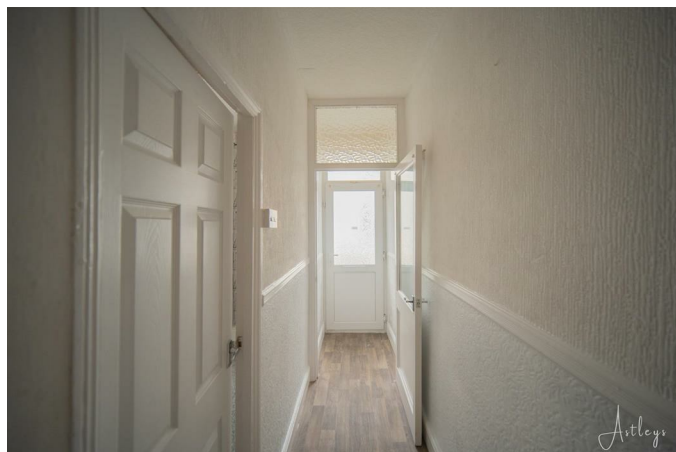
Porch

Door to: porch.

Hallway 15,06 x 3'10" (4.57m, 1.83m x 1.17m)



Stairs to first floor and radiator.



Lounge 11'3" x 10'8" (3.42m x 3.25m)



Window to front, fireplace, radiator, door to:

Sitting Room 12'0" x 11'2" (3.66m x 3.41m)



Window to rear, two radiators, door to:

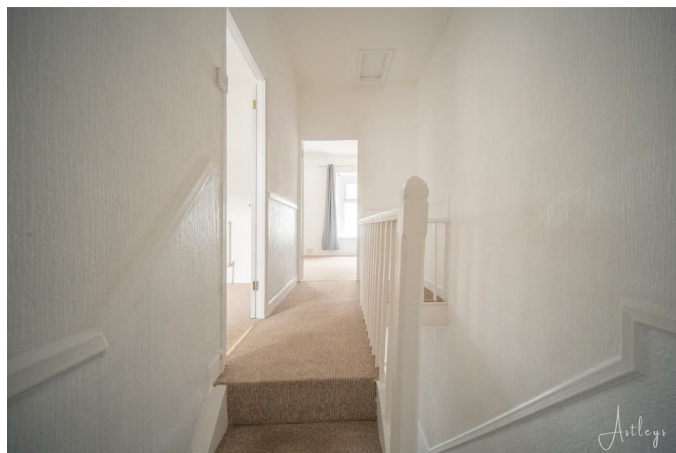
Kitchen/Breakfast Room



Fitted with base and wall units, with sink drainer, room for cooker and fridge freezer, window to side and radiator.



Landing 12'0 x 6'7 (3.66m x 2.01m)



Spacious landing.

Bedroom 1 11'3" x 15'2" (3.42m x 4.62m)



Double room with two windows to front and radiator.



Bedroom 2 12'1 x 10'1 (3.68m x 3.07m)



Double room with window to rear and radiator.



Bathroom 11'1 x 8'4 (3.38m x 2.44m/1.22m)



Excellent size bathroom with window to side, panel bath, low level WC, sink drainer and radiator.

Rear garden



Enclosed level rear garden with rear access and parking.



Drone



Agents notes

Neath Port Talbot Council Tax: B

Agents notes

Conservation Area:

No

Flood Risk:

River : Very low

Seas : Very low

Floor Area:

861 ft 2 / 80 m 2

Plot size:

0.03 acres

Mobile coverage:

EE

Vodafone

Three

O2

Broadband:

Basic

6 Mbps

Superfast

41 Mbps

Ultrafast

10000 Mbps

Satellite / Fibre TV Availability:

BT

Sky

Virgin

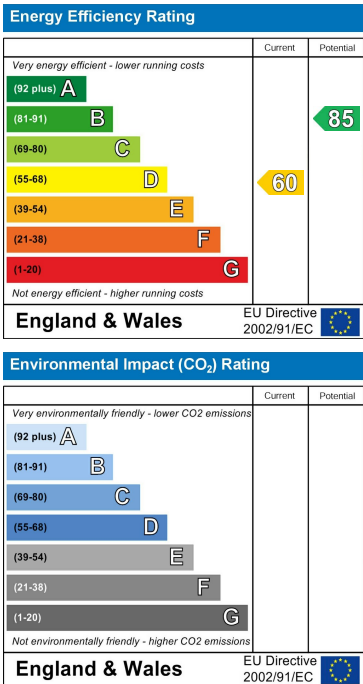
Floor Plan



Area Map



Energy Efficiency Graph



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