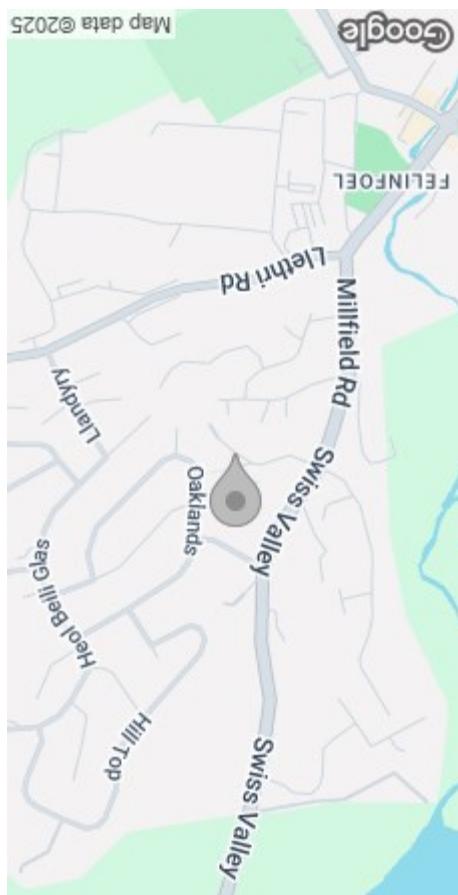


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EPC



AREA MAP



New Lodge, The Lane, Llanelli, SA14

FLOOR PLAN



GENERAL INFORMATION

Nestled in the tranquil surroundings of The Lane, Llanelli, this charming four-bedroom detached bungalow offers a perfect blend of comfort and convenience. The lounge provides ample space for relaxation and entertaining guests. With four well-appointed bedrooms, including a master suite with a shower en-suite, this home is ideal for families or those seeking extra space.

The family bathroom is thoughtfully designed, ensuring that all your needs are met. The bungalow is set in a quiet location, allowing for a peaceful lifestyle while still being within walking distance to the picturesque Swiss Valley Reservoir, perfect for leisurely strolls or outdoor activities.

Additionally, the property features a detached garage and a driveway, providing secure parking and extra storage options. This delightful bungalow is not only a wonderful place to live but also a fantastic opportunity for those looking to settle in a serene environment. With its appealing layout and prime location, this home is sure to attract interest from a variety of buyers. Don't miss the chance to make this lovely bungalow your own.



FULL DESCRIPTION

Entrance

Hallway

Lounge
17'5" x 14'8" (5.32m x 4.48m)

Kitchen
19'8" x 19'2" (6.00m x 5.85m)

Utility

Bedroom 1
13'0" max x 12'2" max (3.98m max x 3.71m max)

Shower En-suite

Bedroom 2
12'5" x 10'9" (3.81m x 3.30m)



Bedroom 3
13'5" x 9'9" (4.10m x 2.98m)

Bedroom 4
10'7" x 8'1" (3.25m x 2.48m)

Family Bathroom

Parking
Driveway and Garage (5.65m x 3.04m)

Council Tax Band = E

EPC = F

Tenure
Freehold

Services
Heating System - Combi boiler supplied by Flo Gas
Mains Electricity, sewerage and water (metered)
Broadband - The current supplier is Vodafone
Mobile - There are no known issues with mobile coverage using the vendors current supplier, EE
You are advised to refer to Ofcom checker for information regarding mobile signal and broadband coverage.

