

# Terry Thomas & Co

ESTATE AGENTS



## 5 Maes Dolau

Idole, Carmarthen, SA32 8DQ

Situated in the peaceful and sought-after village of Idole, near Carmarthen, this semi-detached bungalow offers an excellent combination of comfort and convenience. The property features three well-proportioned bedrooms, making it an ideal choice for families, downsizers, or those seeking single-storey living. Externally, the property benefits from off-road parking for two to three vehicles and a private garden with rural views. The stunning Carmarthenshire coastline is within easy reach, providing access to beautiful beaches, scenic coastal walks, and a wealth of outdoor leisure opportunities, while Carmarthen town offers a wide range of amenities, shops, and transport links nearby.

**Offers in the region of £238,000**

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## Entrance Hall

Light oak-effect UPVC double-glazed entrance door, part ceramic tiled flooring, part wood-effect flooring, Thermostatically controlled radiator. Access to loft space. Doors leading to lounge, bedrooms and family bathroom

## Master Bedroom

13'6" x 10'0" (4.12m x 3.07m )  
uPVC double glazed window.  
Thermostatically controlled radiator.  
Open access to dressing room. Dressing room leading to prepared en-suite area plumbing ready.

## Family Bathroom

6'4" x 6'11" (1.95m x 2.12m )  
The bathroom is fitted with a corner whirlpool bath, a mixer shower with a shower screen, a low-level WC, and a pedestal wash hand basin. The walls are tiled from floor to ceiling with decorative insert tiles, complemented by a ceramic tiled floor. Additional features include a wall-mounted radiator, LED down lighting, and a light oak-effect uPVC double-glazed window, creating a stylish and practical space.

## Bedroom Two

approx. 10'7" x 6'10" plus additional recess area (approx. 3.24m x 2.10m plus additional recess area )  
Light oak-effect uPVC double glazed window, thermostatically controlled radiator. Wood-effect flooring.

## Bedroom Three

maximum 13'8" narrowing to 11'1" x 9'11" (maximum 4.18m narrowing to 3.40m x 3.03m )  
Rear-facing uPVC double glazed window, thermostatically controlled radiator.

## Lounge

13'8" x 12'2" extending to 15'5" (4.18m x 3.72m extending to 4.70m )  
Feature wood paneled media wall. uPVC double glazed French doors with matching side windows, leading out to rear patio. Two thermostatically controlled radiators

## Kitchen

9'7" x 12'1" (2.93m x 3.70m )  
The kitchen is fitted with a range of base and eye-level units complemented by marble-effect work surfaces and a stainless steel sink unit. Offers plumbing for both a dishwasher and washing machine, a cooker point with extractor

hood, and space for a fridge/freezer. The room features a ceramic tiled floor, part-tiled walls, LED down lighting, and a thermostatically controlled radiator. Natural light is provided by a rear-facing uPVC double-glazed window, while a uPVC double glazed door offers direct access to the rear garden

## Airing Cupboard/Laundry Room

Walk-in storage area. Unvented pressurised hot water cylinder. Additional laundry/storage space.

## Rear Garden

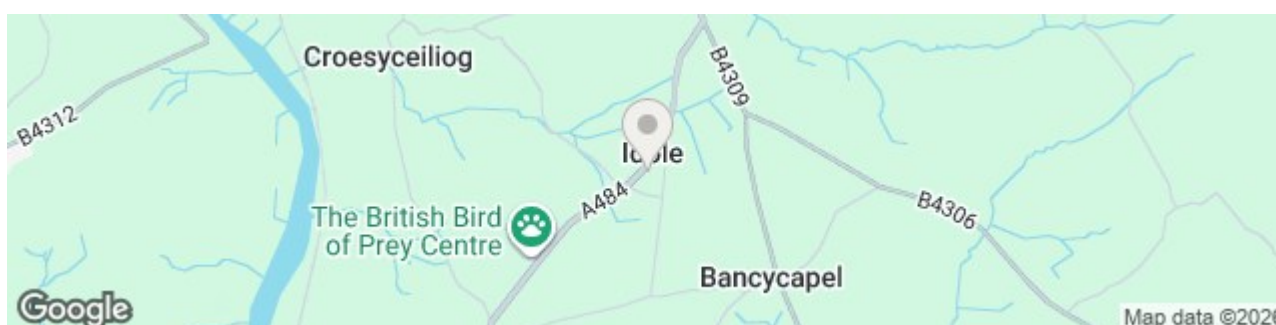
Mainly level lawn. Established hedgerow boundaries and Mature shrubs. Paved patio area ideal for outdoor seating and entertaining.

## Front Garden & Parking

Gravel pathway to front entrance. Gravel off-road parking area. Space for approximately 3-4 vehicles

## Workshop/Summer House

Timber-framed construction. Detached from the main property. uPVC double glazed double doors and side window. Suitable as workshop, studio or garden room





# Floor Plan

**Type:** Bungalow - Semi Detached

**Tenure:** Freehold

**Council Tax Band:** C

**Services:** Mains Electricity, Drainage and Water. Heat Source pump.

**Appliances:** Any appliances/boilers mentioned in these details have not been tested by ourselves.

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