



94 Stryd Bennett, Llanelli, SA15 4DE  
£189,995



Davies Craddock Estates are delighted to present this lovely three-bedroom semi-detached property for sale on Stryd Bennett, Llanelli. Nestled in the highly sought-after Stradey Development.

Step inside, you'll find a convenient cloakroom upon entry, leading into a comfortable living room/diner and functional kitchen completes the ground floor layout.

Upstairs hosts three bedrooms, including the master bedroom with en-suite. There are two further good-sized bedrooms and family bathroom.

Externally, the property is set up for convenience and enjoyment, featuring allocated parking spaces. The enclosed rear garden is low-maintenance, offering a lawn and patio area, plus a handy wooden storage shed.

Enjoy the benefit of a fantastic location! Situated with quick and easy access to local schools and Llanelli Town Centre. For leisure, you are just a short walk away from the popular Sandy Water Park and Llanelli Beach.

With no onward chain, early viewing is essential to see what this property has to offer.

## **Entrance**

Door into:

## **Hallway**

Stairs to first floor, tiled flooring, radiator.

## **Cloakroom**

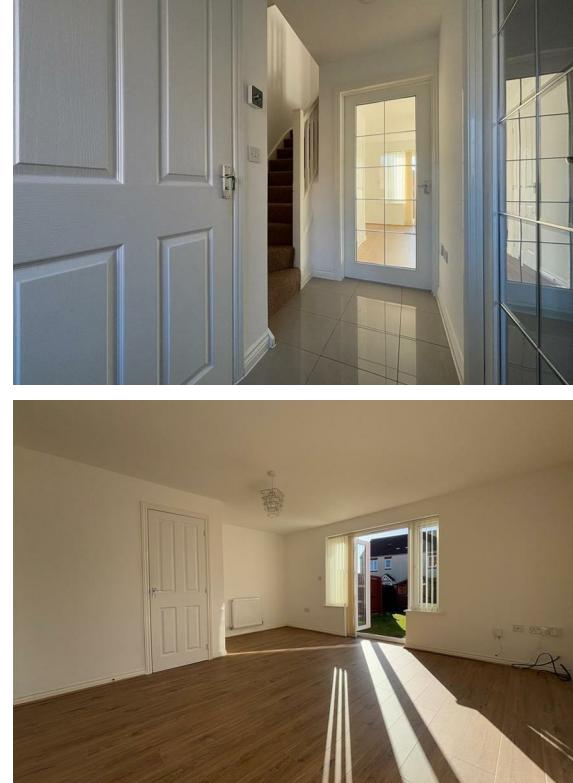
**6'2" x 3'3" approx. (1.88 x 1.00 approx. )**

Tiled flooring, W/C, wash hand basin, radiator.

## **Kitchen**

**8'1" x 10'5" approx. (2.47 x 3.18 approx. )**

Fitted with wall and base units with worktop over, gas hob and electric oven with extractor fan over, space for washing machine and fridge freezer, sink and drainer with mixer tap, wall mounted boiler (Ideal), radiator, window to fore, tiled flooring..





### Living/Diner

14'2" x 15'2" approx. (4.32 x 4.64 approx.)

)

French doors to rear, window to side, laminate flooring, under stairs storage cupboard, two radiators.

### First Floor Landing

Loft access, storage cupboard, radiator.

### Bedroom One

11'3" x 8'6" approx. (max) (3.44 x 2.60

approx. (max))

Window to fore, radiator, door into:

### Ensuite

8'6" x 5'2" approx. (max) (2.60 x 1.60

approx. (max))

Window to side, tiled flooring, partly tiled walls, W/C, pedestal wash hand basin, shower enclosure, radiator.

### Bedroom Two

8'6" x 10'9" approx. (2.60 x 3.29 approx. )

Window to rear, radiator.

### Bedroom Three

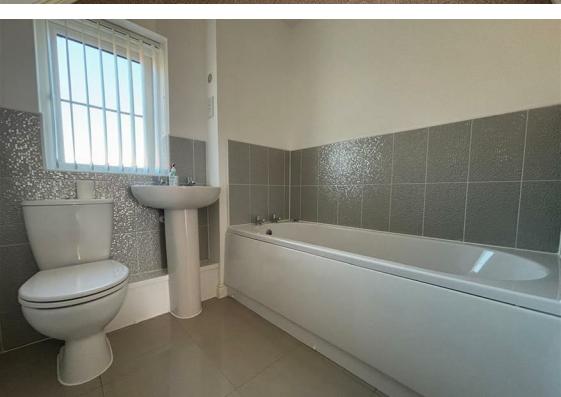
6'4" x 7'10" approx. (1.94 x 2.40 approx. )

Window to rear, radiator.

### Bathroom

6'4" x 6'4" approx. (1.94 x 1.94 approx. )

Fitted with W/C, pedestal wash hand basin, bath, radiator, window to fore, tiled flooring, partly tiled walls.



### Externally

Enclosed rear garden mainly laid to lawn, side gated access.

Allocated parking spaces.

To arrange a viewing on this property or require further information please contact one of our team on 01554 779444



- Semi-Detached Property
- Three Bedrooms With Master En-Suite
- Enclosed Garden
- Allocated Parking Spaces
- Mains Gas, Electric, Water & Drainage
- Council Tax - C (November 2025)
- EPC - B
- Freehold
- No Chain
- Ramus Maintenance - £75pa approx.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A	81	94
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate with information supplied by the vendors in good faith, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy.

No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Measurements are taken using a sonic/laser tool and any potential buyers are to make their own enquiries as to their accuracy.

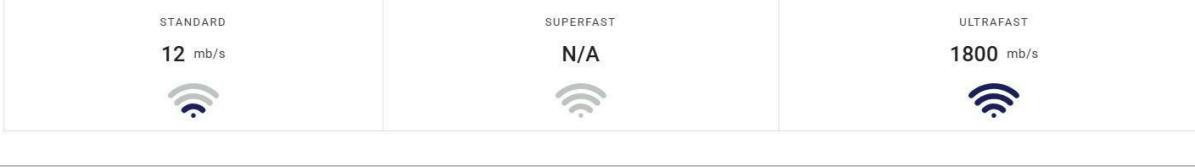
We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes.

Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale.

A floorplan along with any boundary plan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions in any instance.

Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

#### Average Broadband Speed Estimated



#### Mobile Coverage

Based on indoor network strength



We'd love to hear what you think!  
**LEAVE US  
A REVIEW**



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Google  
Reviews \*\*\*\*