

Roberts
Homes

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3 Bedroom Detached Bungalow - 1036.1 ft²

Demma, Morgan Street, Abercrave, Swansea, SA9 1TS

£249,950



Three-bedroom bungalow in the hamlet of Caehopkin, perfectly situated for country walks and on the edge of the Brecon Beacons. The centrepiece of this home is it's bright kitchen/lounge/diner that opens onto a balcony overlooking the private garden. A separate lounge includes a wood burner. This is complimented by a driveway, carport and handy basement storage area. Chain-free for a hassle-free move.

The hamlet of Caehopkin is located between Abercrave and Coelbren some 20 miles north of Swansea, and close to the Brecon Beacons National Park. Enjoying views of Cribath (The Sleeping Giant) it provides easy access to mountain walks and the National Cycle Network Route 43 to Swansea. Country pubs are located in nearby Abercrave and Coelbren, and shopping, schools, and additional recreational facilities can be found in nearby Ystradgynlais to the south.

Roberts Homes 18 Station Road Swansea West Glamorgan SA9 1NT

01639 842013

hello@robertshomes.wales

<https://robertshomes.wales>

Consumer Protection from Unfair Trading Regulations 2008

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

Hallway

L shaped. Wooden front door with glazed panels. Loft access. Roof light. Radiator.

Lounge 3.73 m x 4.80 m (12'3" x 15'9") max approx

Laminate flooring. Front and side windows. Radiator.

Kitchen / Diner / Sitting Room 5.62 m x 5.89 m (18'5" x 19'4") max approx

Fitted with a range of wall and base units, to include a 1.5 bowl ceramic sink unit and a Rangemaster LPG hob and oven. Laminate flooring to kitchen / dining area. French doors to decked balcony. Two windows to rear. Two radiators.

Utility 2.15 m x 1.44 m (7'1" x 4'9") approx

Plumbed for automatic washing machine. Stable door to side. Radiator.

Bedroom 1 4.22 m x 2.90 m (13'10" x 9'6") approx

Front window. Radiator.

Bedroom 2 3.20 m x 2.30 m (10'6" x 7'7") approx

Front window. Radiator.

Bedroom 3 2.88 m x 2.90 m (9'5" x 9'6") approx

Rear window. Radiator.

Bathroom 2.92 m x 2.96 m (9'7" x 9'9") max approx

Corner bath, wash hand basin and W.C plus a corner shower cubicle. Walls partly tiled. Built in cupboard with hot water tank. Radiator.

Basement

Oil boiler servicing central heating and hot water. Power and light.

Exterior

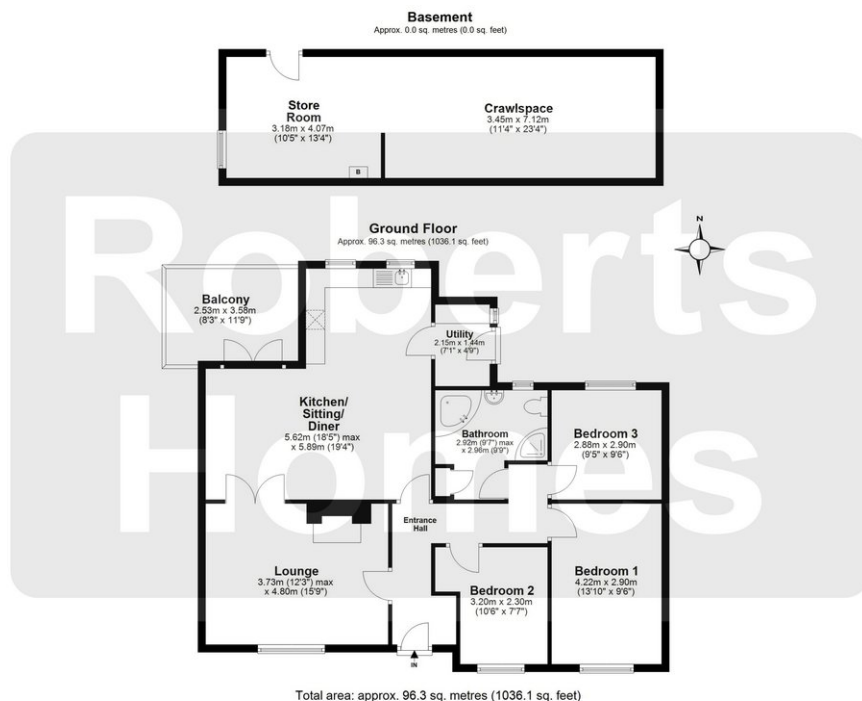
To the front garden laid to lawn and shrubs.

Side driveway to a car port.

To the rear, steps down to garden laid to grass and mature trees.

Oil storage tank.



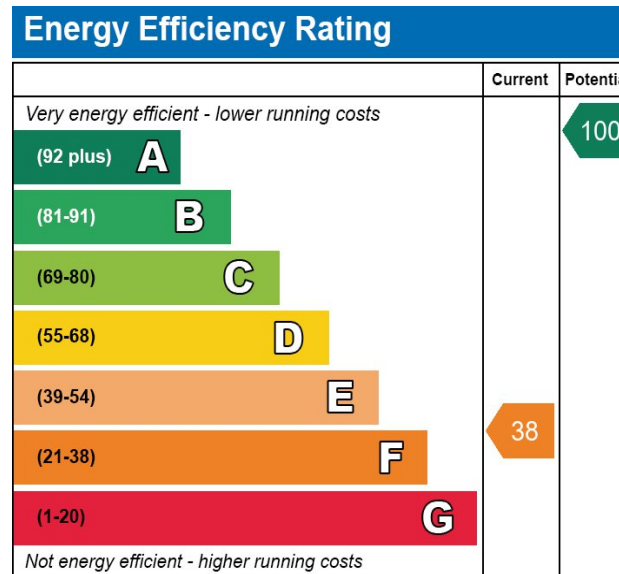


The plan is for illustrative purposes only as a guide to the property's layout. It is not to scale and may not fully represent the intricacies or complete features of the property.



Tenure: Freehold
Council tax band: D (Powys County Council)
Services: No mains gas. Oil central heating and hot water. Mains water and drainage (advised no meter). Mains electricity.

Viewing strictly by appointment with Roberts Homes.



**Roberts
Homes**

Selling houses for over 50 years and passionate about Ystradgynlais and the surrounding area, we are the local estate agent for Ystradgynlais and the Upper Swansea Valley. With a single office that's been a part of Ystradgynlais since 1972, we're a truly local business. Our staff live and work in Ystradgynlais and are active participants in the community. As strong supporters of local business, we're invested in seeing Ystradgynlais and the surrounding areas thrive.

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