Payton Jewell Caines



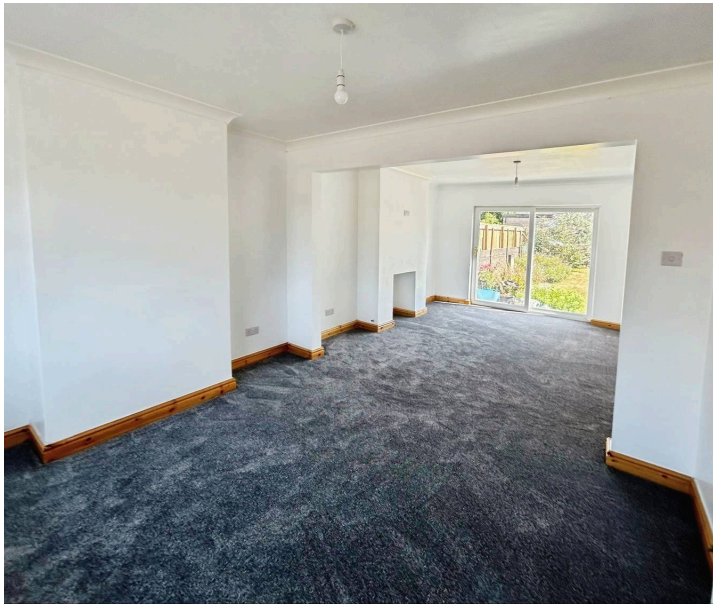
4 Stuart Close, Port Talbot - SA12 7TE

Port Talbot

Offers Over £210,000





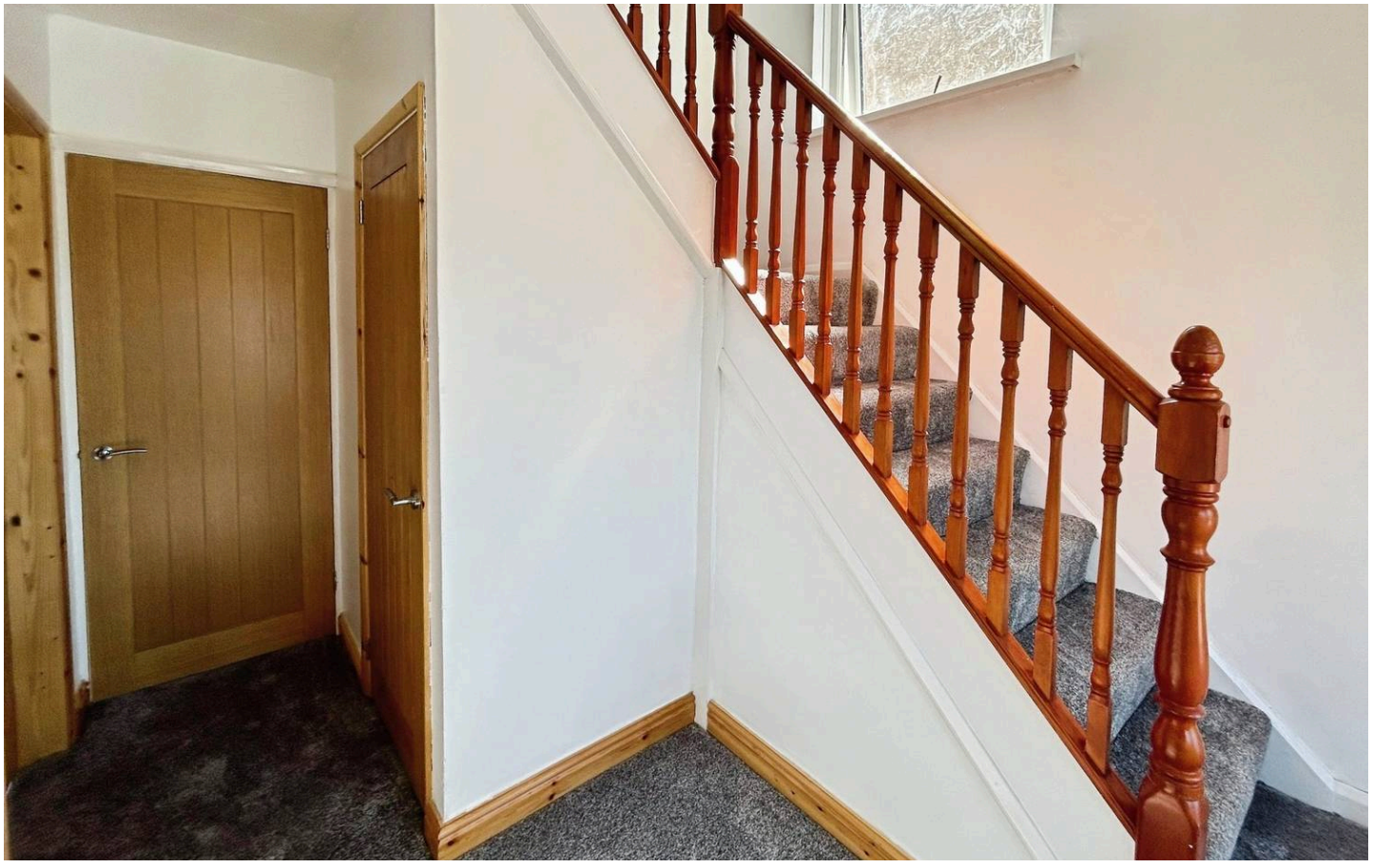


4 Stuart Close

Port Talbot

Welcome to this beautifully renovated three bedroom semi-detached home, perfectly situated in a quiet cul-de-sac in one of the most sought after locations near Aberavon Beach. Step inside and you will immediately notice the high standard of finish throughout, with a welcoming hallway leading you to a spacious lounge that is ideal for relaxing evenings or entertaining friends. The modern kitchen is fitted with sleek units and integrated appliances (perfect for those who love to cook), and the adjoining dining area creates a lovely space for family meals or catching up over coffee. Upstairs, you will find three well-proportioned bedrooms, each offering plenty of natural light and ample storage options, making them perfect for growing families or those who need a home office. The stylish bathroom is finished with contemporary fixtures and fittings, providing a touch of luxury to your daily routine.

- Three Bedroom Semi-Detached Home
- Renovated Throughout to a High Standard
- Generous Front & Rear Gardens
- Sought After Location close to Aberavon Beach
- Quiet Cul-de-Sac
- Close to Local Amenities and Schools
- Viewing Highly Recommended
- EPC - E







Entrance hall
8' 6" x 11' 10" (2.60m x 3.60m)
Via PVCu opaque door and window. Fitted carpet and radiator. Under stairs cupboard housing the boiler measuring 0.7 x 1.7m with gas box and fitted carpet.

Reception room
22' 8" x 10' 10" (6.90m x 3.30m)
Two radiators, sliding PVCu doors to the rear, PVCu window to the front and fitted carpet. Fully modernised to a high standard.

Kitchen
8' 6" x 8' 10" (2.60m x 2.70m)
PVCu window and PVCu opaque door, vinyl flooring and pantry. Newly fitted kitchen comprising a range of wall and base units with integrated oven and hob, space for washer/dryer and fridge/freezer.

Landing
8' 6" x 9' 2" (2.60m x 2.80m)
PVCu window and fitted carpet.

Bedroom 1
10' 10" x 12' 2" (3.30m x 3.70m)
PVCu window, fitted carpet and radiator. Built in wardrobe measuring 1m x 1.6m.

Bedroom 2
10' 10" x 9' 10" (3.30m x 3.00m)
Radiator, PVCu window and fitted carpet.

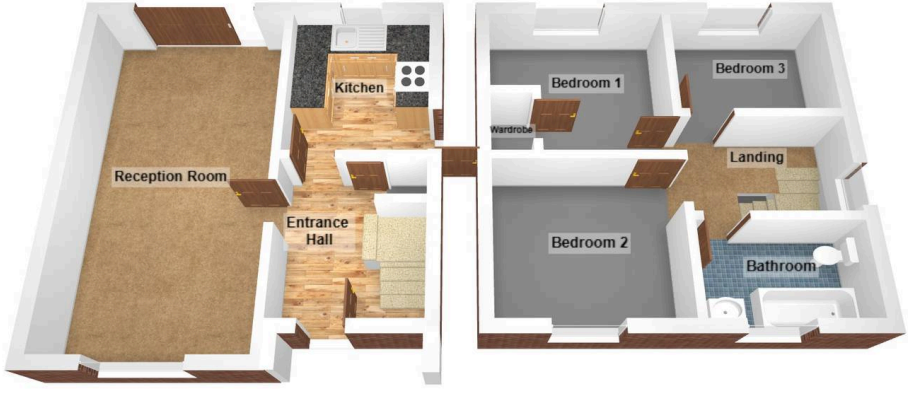
Bedroom 3
8' 2" x 8' 6" (2.50m x 2.60m)
PVCu window, fitted carpet and radiator.

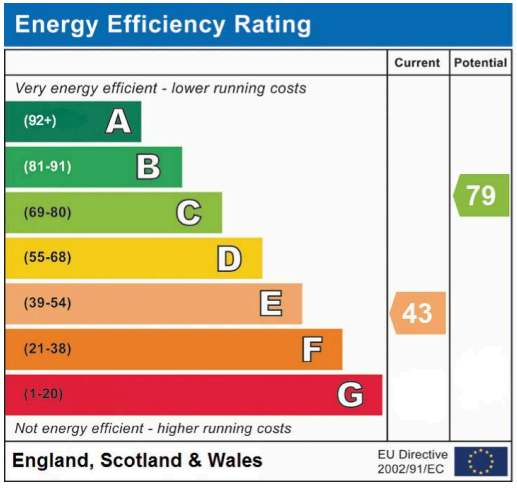
Bathroom
5' 3" x 8' 6" (1.60m x 2.60m)
Three piece suite comprising WC, wash hand basin with vanity and bath with overhead shower. Vinyl flooring, respertex walls, opaque PVCu window and radiator.

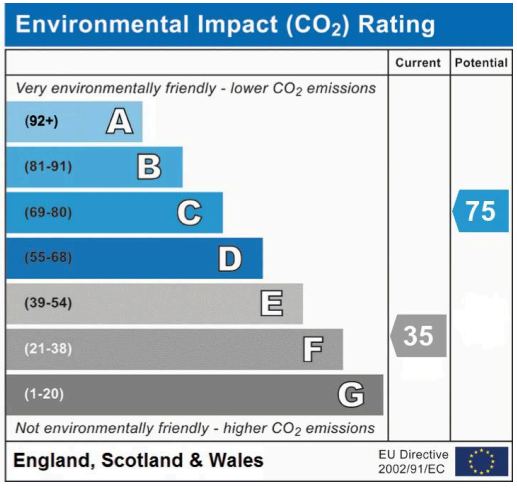
Outside
Quiet cul-de-sac location, part gravel / part lawn with concrete path to the front and side access. Enclosed rear garden laid to lawn with concrete path and outbuildings.






Kitchen
Reception Room
Entrance Hall
Bedroom 1
Wardrobe
Bedroom 3
Landing
Bedroom 2
Bathroom


Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92+) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
43
79
England, Scotland & Wales
EU Directive 2002/91/EC


Environmental Impact (CO_2) Rating
Current
Potential
Very environmentally friendly - lower CO_2 emissions
(92+) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not environmentally friendly - higher CO_2 emissions
35
75
England, Scotland & Wales
EU Directive 2002/91/EC

Payton Jewell Caines



Payton Jewell Caines

Payton Jewell Caines, 53 Station Road - SA13 1NW

01639891268 • porttalbot@pjchomes.co.uk • pjchomes.co.uk/

These property details are provided as a general guide only. Whilst we aim for accuracy, measurements, photographs, floor plans, and descriptions should not be relied upon as statements of fact. Buyers should carry out their own checks regarding the property, services, and specifications. Fixtures and fittings are only included if specifically stated. Appliances and services have not been tested.