

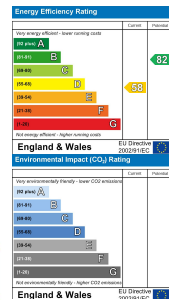


47 Stradey Hill, Pwll, Llanelli, Carmarthenshire, SA15 4AB

- Traditional, End-of-terrace Cottage
- Three Bedrooms
- Panoramic Coastal View From The Main Bedroom
- Garage & Driveway
- Sought After Coastal Village Location
- Two Reception Rooms
- Upstairs Shower Room
- Requires Updating Throughout
- Chain-free!
- EPC RATING D. COUCNCIL TAX BAND B.

£150,000

COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London



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The Agent that goes the Extra Mile





NO FORWARD CHAIN Perched on the corner where Elgin Road meets Stradey Hill in the sought-after village of Pwll, we have for sale this end-of-terrace property. Chain-free and ready to view, this cottage requires TLC and modernising throughout and is ideal for any buyer looking for a property to put their own stamp on and bring it back into the 21st century. This property has been a well-loved family home over the years, and we're looking for someone to love it again. Could you be that person? EPC RATING D. COUNCIL TAX BAND B.

Accommodation comprises an Entrance Hall, lounge, through to dining/sitting room, kitchen, pantry/utility room, storage room, landing, shower room with a disabled shower, airing cupboard, and three bedrooms. The main bedroom has a panoramic view of the coastline, and bedroom three would make an ideal dressing room/office or nursery. Externally, steps leading to the front entrance of the property (blocked off as no longer in use). A sweeping driveway accessed from Elgin Road leads you to the rear of the property, providing off-road parking and a garage (which may be more challenging to access for larger cars). The lower part of the garden is a work in progress, as the vendor has cut back a significant amount of the overgrowth and requires further work.

Pwll is a small coastal village located between Llanelli and Burry Port. The town is concentrated along the north of the A484. The land rises away from the coast, providing a view of the Gower Peninsula (Penrhyn Gwyr). The area is also where the Millennium Coastal Path runs, allowing cyclists to get between Burry Port and Llanelli. The coastal path is within walking distance of the property.

- ..AGENTS VIEWING NOTES

ENTRANCE HALLWAY

LOUNGE

SITITNG ROOM/DINING ROOM

KITCHEN

UTILITY/PANTRY

STORAGE CUPBOARD

LANDING

SHOWER ROOM
- AIRING CUPBOARD

BEDROOM 1

BEDROOM 2

NURSERY/OFFICE/BEDROOM 3



DIRECTIONS

See our website www.westwalesproperties.co.uk in our TV channel to view our location videos about the area.