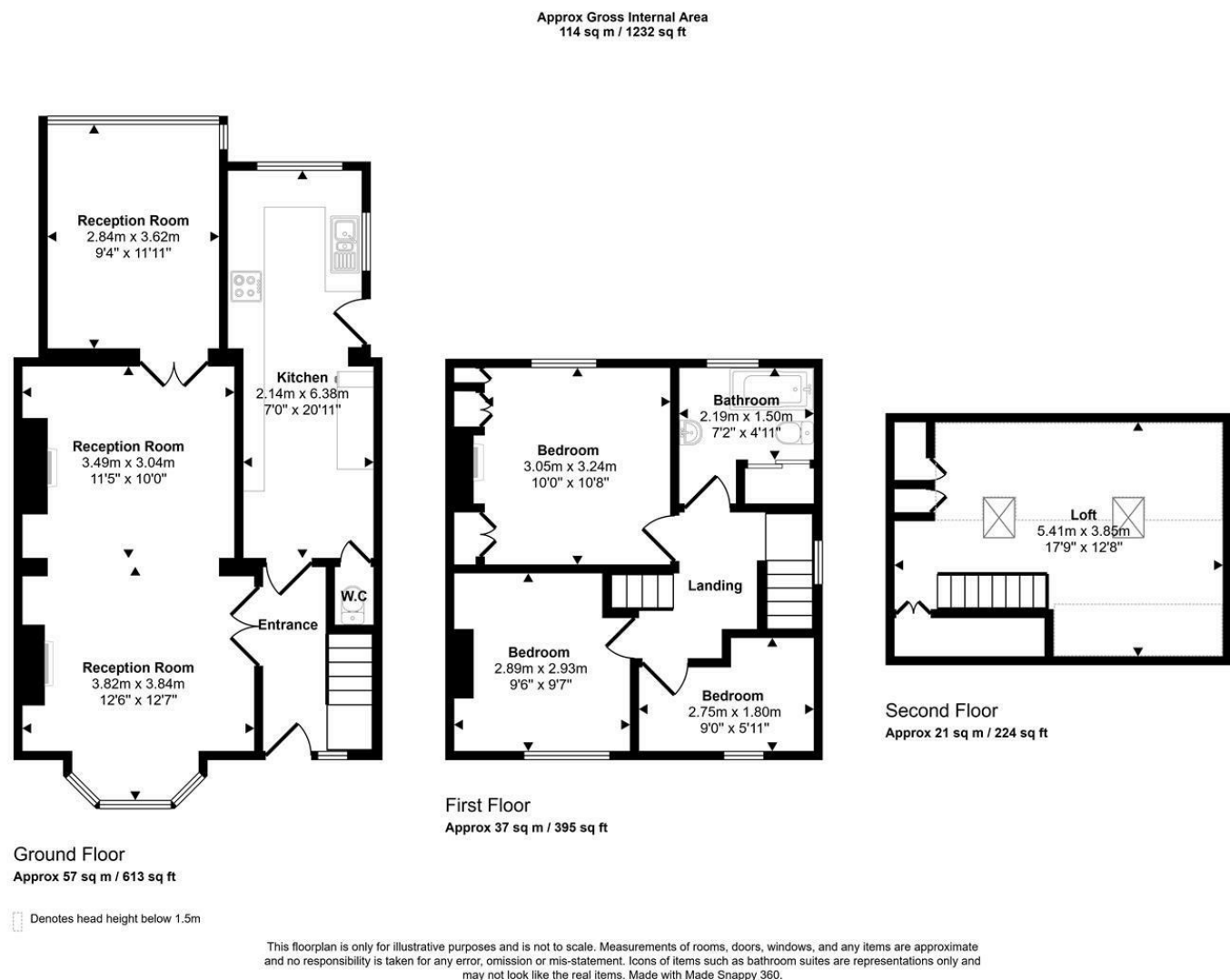


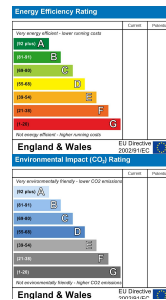


Oregon Llangunnor Road, Carmarthen, SA31 2PA

- SEMI-DETACHED HOUSE
- TWO RECEPTION ROOMS
- RAISED DECKING SEATING AREA AT THE TOP OF THE GARDEN
- SITUATED JUST OUTSIDE OF CARMARTHEN TOWN CENTRE
- HEATING-GAS
- THREE BEDROOMS
- LOFT CONVERSION
- WELL PRESENTED
- VIEWS TO THE FRONT OUT OVER FIELDS AND COUNTRYSIDE
- EPC-TBC

Offers In Excess Of £235,000

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



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The Agent that goes the Extra Mile





A well-presented three-bedroom semi-detached home offering versatile accommodation arranged over multiple levels, including a loft conversion that provides additional flexible living space. The property features two reception rooms, creating comfortable areas for both relaxation and entertaining.

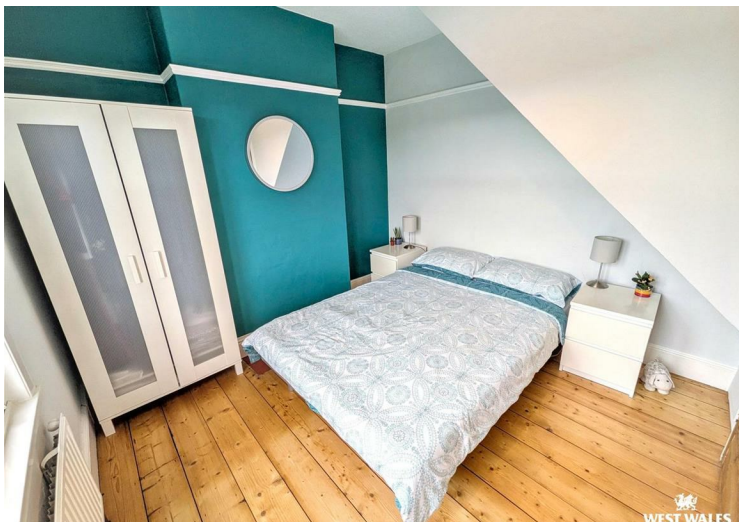
The ground floor further benefits from a kitchen, dining space/lounge, and a convenient downstairs WC, enhancing practicality for modern family life.

Externally, the home enjoys a south-facing tiered rear garden designed for both leisure and outdoor use. The space includes a lawned area, a raised decking seating area at the top of the garden, and a dedicated area set aside for growing plants or vegetables, offering excellent potential for those with an interest in gardening.

To the front, the property enjoys pleasant views over open fields and surrounding countryside.

Situated just outside Carmarthen town centre, the location offers convenient access to local amenities, schools, and transport links.

Well maintained throughout, this attractive home presents an excellent opportunity for a wide range of buyers and is perfect for families and first-time buyers alike, combining adaptable accommodation with a convenient and well-connected location close to Carmarthen.



DIRECTIONS

From our offices on Dark gate continue onto Lammas Street. Turn left onto Morfa Lane (B4312), then at the roundabout take the first exit onto the A4242 and continue through one roundabout. Turn right onto the A484, then at the next roundabout take the first exit onto Heol Llangynnwr (A484). Continue to the following roundabout and take the third exit onto Heol Llangynnwr (B4300), where you will continue on your route. The property will be on the right hand side there is layby parking set slightly back from the road. What3words:///saves.live.lodge

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