



## 61 Mill Terrace, Ammanford, SA18 3NR

**£895 Per month**



Evans Estates are delighted to offer to let this well-presented and conveniently located in the Village of Tycroes.

This property is within easy access of Ammanford and Llanelli Towns and the M4/A48 link and is approximately 5 miles from the expanding shopping village of Cross Hands. This property is a short drive from all local amenities including Café, Hairdresser, Shops, convenience store, Chemist, and Primary School.

Briefly the property has a large and spacious living area with a kitchen and a downstairs Bathroom. To the first floor there is 3 bedrooms.

Externally and to the rear there is 1 x outbuilding, Laid lawn and a small patio area, Beautiful views of the surrounding area, The rear enjoys many hours of sunshine in a quiet surrounding.

Gas central heating

EPC - D CCC - B

Checks and references will be made on potential tenants

Rent in advance of £895 and deposit of £895 required before check in.

