



Maes Y Teirw

Carmarthen, SA31 3RS

- Detached Property
- Family Bathroom & En-Suite
- Underfloor Heating & Carpetted
- Turfed & Fenced Rear Garden
- Freehold, Air Source Heating
- Four Double Bedrooms
- Open Plan Kitchen/ Diner & Utility Room
 - Off Road Parking
- Enclosed Rear Garden
- Ready for Summer 2025

£380,000 Freehold





Location

Description

Cymru Estates are pleased to offer for Sale A stunning New Build Four Bed Property located in Carmarthen. This Detached Four Bedroom (Master with en-suite), Lounge, Open Plan Kitchen/diner, Family Bathroom and Utility. Viewing is recommended to appreciate the attention to detail, high specifications and true quality features of these properties which include, underfloor heating up stairs and downstairs, air source pump and solar panels. Carpets fitted throughout property. Rear garden laid to lawn and fenced. Close to all amenities. Ready for Summer 2025.

Entrance Hallway

19'1" x 4'4" approx

Lounge

14'6" x 12'10" approx

Kitchen/ Dining

23'2" x 15'0" approx

Utility

11'3" x 5'9" approx

Cloakroom

7'1" x 3'3" approx

First Floor

Landing

11'6" x 10'10" approx

Master Bedroom

14'6" x 11'10" approx

En-Suite

6'9" x 4'1" approx

Bedroom Two

11'11" x 10'2" approx

Bedroom Three

10'9" x 10'3" approx

Bedroom Four

11'0" x 10'9" approx

Family Bathroom

8'4" x 8'1" approx

External

Detached Garage

Disclaimer

Please Note- All internal photos shown on this advert are from previous show home and are just to provide an example of the standard of finish, also the CGI image and site plan are for illustration purposes only.

GENERAL INFORMATION

VIEWING: By appointment with Cymru Estates.

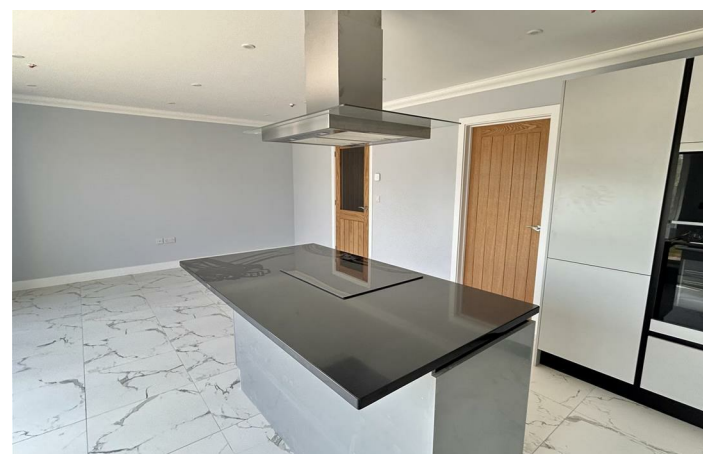
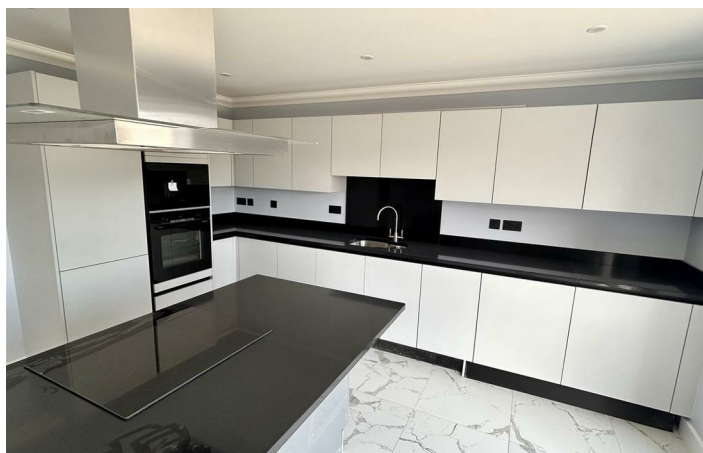
SERVICES: Mains electricity, water and sewerage services. (The appliances at this property have not been tested and purchasers are advised to make their own enquiries to satisfy themselves that they are in good working order and comply with current statutory regulations).

IMPORTANT INFORMATION

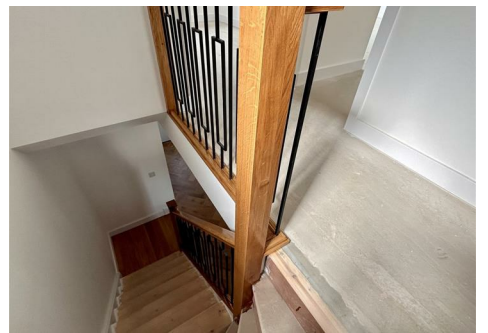
These particulars are set out as a general outline for guidance and prospective purchasers should satisfy themselves as to their accuracy before entering into any part of an offer or contract to purchase. They should not rely on them as statements or representations of fact. All room sizes are approximate, please check if they are critical to you. Please contact our office if you have a specific enquiry in relation to the property such as condition, views, gardens etc particularly if travelling distances to view.

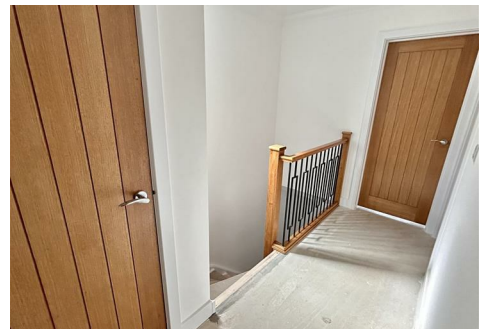
DRAFT

These details have been drafted on information provided by the seller and we are awaiting confirmation that they are happy with these details, please check with our office.



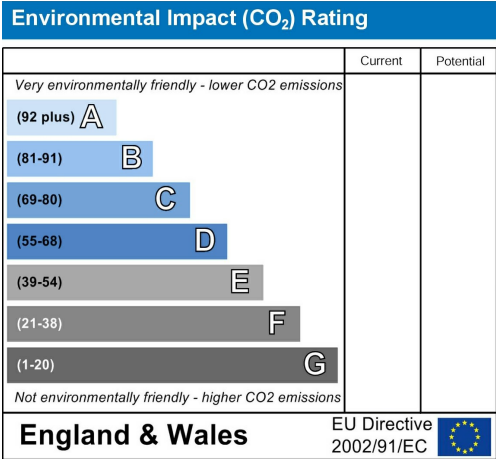
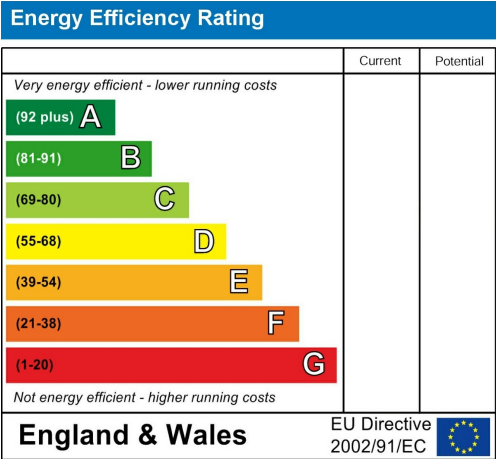








Local Authority
Council Tax Band
EPC Rating



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.