



High Street , Tumble SA14 6HE

- Mid Terrace Property
- Ground Floor Bathroom
- Off Road Parking to Rear
- EPC: tbc. LPG Gas Central Heating
- CHAIN FREE
- Two Bedrooms
- Rear Garden With Storage Shed
- Village Location With All Local Amenities
- Renovation and Refurbishment Required
- Viewing By Appointment Only

Offers Over £94,950 Freehold





Location

Description

Located in the charming village of Tumble this terraced house presents an excellent opportunity for those seeking a project to make their own. With two well-proportioned bedrooms and a comfortable reception room, this property offers a welcoming space for both relaxation and entertaining. While the property requires renovation and refurbishment, it is a blank canvas, allowing you to design and create a home that reflects your personal style and preferences.

Conveniently located on High Street, residents will benefit from easy access to all local amenities, ensuring that daily necessities are just a stone's throw away. The property also boasts off-road parking to the rear, a valuable asset in this village setting.

For those who commute, the M4 junction 49 is within easy reach, making travel to nearby towns and cities straightforward. Additionally, being chain-free simplifies the buying process, allowing for a smoother transition into your new home.

This property is perfect for first-time buyers, investors, or anyone looking to create a bespoke living space in a friendly community. Embrace the potential of this terraced house and make it your own in the heart of Tumble. EPC:F

Porch

Access via uPVC double glazed door.

Living Room

18'6" x 12'3" approx
uPVC double glazed window facing front, radiator, staircase to first floor.

Kitchen With Dining Area

12'6" x 12'0" approx
Fitted with base and wall units, oven and hob with extractor hood over, sink unit, plumbing for washing machine, uPVC double glazed window facing side and door to rear garden, radiator.

Bathroom

8'4" x 7'4" approx

Fitted with three piece set comprising of bath with shower over, low level W.C., and pedestal wash hand basin. Two uPVC double glazed windows facing side and rear, radiator, storage cupboard housing BAXI boiler.

Landing

Hatch to loft space, radiator, airing cupboard.

Bedroom One

12'6" x 7'5" approx

Two uPVC double glazed windows facing front, radiator.

Bedroom Two

uPVC double glazed window facing rear, radiator.

External

Enclosed rear garden with detached storage shed, patio area and lawn areas.

Disclaimer

General information

viewing: By appointment with Cymru Estates.

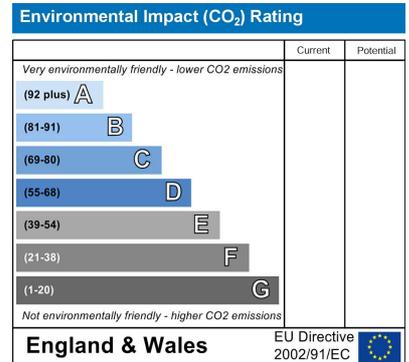
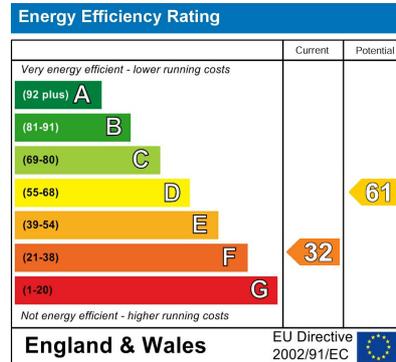
Services: Mains electricity, gas, water and sewerage services. (The appliances at this

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 Carmarthenshire
Council Tax Band A
EPC Rating F**



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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.