



Plots 1 And 2, Land To The Rear Of 22, Llanelli SA14 9DP

Offers in the region of £149,995

**New Build Bungalows
Semi Detached Two Bedrooms
Off Road Parking & Garden
Convenient Village Location
EPC: TBC**

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DESCRIPTION

Due to be completed late 2019 are these semi-detached bungalows in the heart of Llwynhendy.

Boasting high specification kitchens and bathrooms with some options for kitchen fittings and tiles at this early stage, the bungalows offer a lounge area to the front and kitchen/diner to the rear, with two double bedrooms and bathroom.

Set back off the main road, the bungalows benefit from off road parking and rear gardens with a lawned area, patio and storage shed.

Llwynhendy is ideally located for access to Trostre, Llanelli Town and the link road to Swansea. The village benefits from shops and public houses, as well as a doctor's surgery and dental practice.

HALLWAY

LOUNGE

REAR HALLWAY

BEDROOM TWO

BATHROOM

BEDROOM ONE

KITCHEN DINER

EXTERNALLY

The rear gardens will be laid to lawn with a patio area and storage shed. There will be off road parking for two cars.

SERVICES

We are advised that all mains services will be connected.

VIEWING

By appointment with the selling Agents on 01554 773051 or e-mail llanelli@johnfrancis.co.uk

OUR OFFICE HOURS

Monday to Friday

9:00am to 5:30pm

Saturday 9:00am to 4:00pm

TENURE

We are advised that the property is Freehold

GENERAL NOTE

Please note that all floor plans, room dimensions and areas quoted in these details are approximations and are not to be relied upon. Any appliances and services listed on these details have not been tested.

DIRECTIONS

From our Llanelli Office, head towards Asda and onto Eastgate roundabout. Take the third exit. At Farmfoods roundabout, take the third exit towards Trostre. Take the first exit at the main roundabout. Merge into the right lane. At the traffic lights, turn right onto Llandafen Road and stay right at the fork in the road. Continue along through Pemberton Road and Llwynhendy Road and pass The Avenue. The properties will be located on the left, behind the detached bungalows.