

ESTAS
★★★★★

**BEST IN POSTCODE
WINNER 2025**

#customerserviceawards



PETER MORGAN

10 Compton Avenue, Skewen, Neath, Neath Port Talbot, SA10 6BB

£220,000

Main Features

- 3 bedroom semi detached house
- Kitchen / dining room
- Lounge
- Front and rear gardens
- Outbuilding and driveway
- Situated in a prime location, close to local school, shops and other amenities
- Having easy access to the A465 and M4 corridor
- uPVC double glazing and gas central heating
- Council Tax Band: C. EPC: C
- Need A Mortgage? We Can Help!

General Information

3 BEDROOM SEMI DETACHED HOME WITH OPEN PLAN KITCHEN / DINING ROOM PROVIDING INDOOR / OUTDOOR LIVING.

Situated in a prime location, close to local school, shops and other amenities whilst having easy access to the A465 and M4 corridor.

This home has accommodation comprising ground floor hallway, lounge and kitchen/ dining room with French doors to rear garden. First floor landing, family bathroom and 3 bedrooms. The exterior offers front garden with off road parking and 2 tier rear garden with outbuilding. The property benefits from uPVC double glazing and gas central heating.

GROUND FLOOR

Hallway

Door to front with glazed side panels. Carpeted staircase to first floor with chrome spindles. Oak doors to kitchen and..

Lounge

uPVC double glazed window to front. Fitted media wall with cupboards and shelving. Radiator. Laminate flooring. 2 wooden glazed doors to..

Kitchen / Dining Room

uPVC double glazed window and French doors to rear garden. Fitted kitchen with a range of wall mounted and base units. Composite sink unit with monobloc tap. Plumbed for washing machine. Recess for American style fridge freezer. Breakfast bar. Tiled floor. Radiator.

FIRST FLOOR

Landing

uPVC double glazed window to side. Fitted carpet. Loft hatch. Storage cupboard. Doors to bedrooms and..

Family Bathroom

uPVC double glazed window to rear. 3 piece suite in white comprising W.C with enclosed cistern and push button flush, hand wash basin set in vanity unit and panelled bath with overhead shower and glass screen. Tiled walls and floor. Vertical radiator.

Bedroom 1

uPVC double glazed window to rear. Fitted carpet. Cupboard. Radiator.

Bedroom 2

uPVC double glazed window to front. Fitted carpet. Fitted wardrobes. Radiator.

Bedroom 3

uPVC double glazed window to front. Fitted carpet. Radiator. Fitted wardrobe.

EXTERIOR

Front Garden

Laid to artificial lawn. Off road parking. Steps to front door. Paved patio area. Wood fencing. Driveway and pedestrian gate leading to..

Rear Garden

Tiered rear garden. Lower tier laid to artificial lawn and paved patio area. Steps to outbuilding. Steps with handrail leading to upper tier which is laid to paved patio. Railings. Wooden gazebo.

Outbuilding

uPVC double glazed door. Electric.

Mortgage Advice

PM Financial is the mortgage partner within the Peter Morgan Property Group. With a fully qualified team of experienced in-house mortgage advisors on hand to provide you with free, no obligation mortgage advice. Please feel free to contact us on 03300 563 555 or email us at sales@petermorgan.net (fees will apply on completion of the mortgage).

General Information

Please be advised that the local authority in this area can apply an additional premium to council tax payments for properties which are either used as a second home or unoccupied for a period of time.

Viewings

Strictly By Appointment Only

Utilities

Mains Electric, Mains Drainage, Mains Water, Mains Gas

Current council tax banding

C

Current heating type

Gas

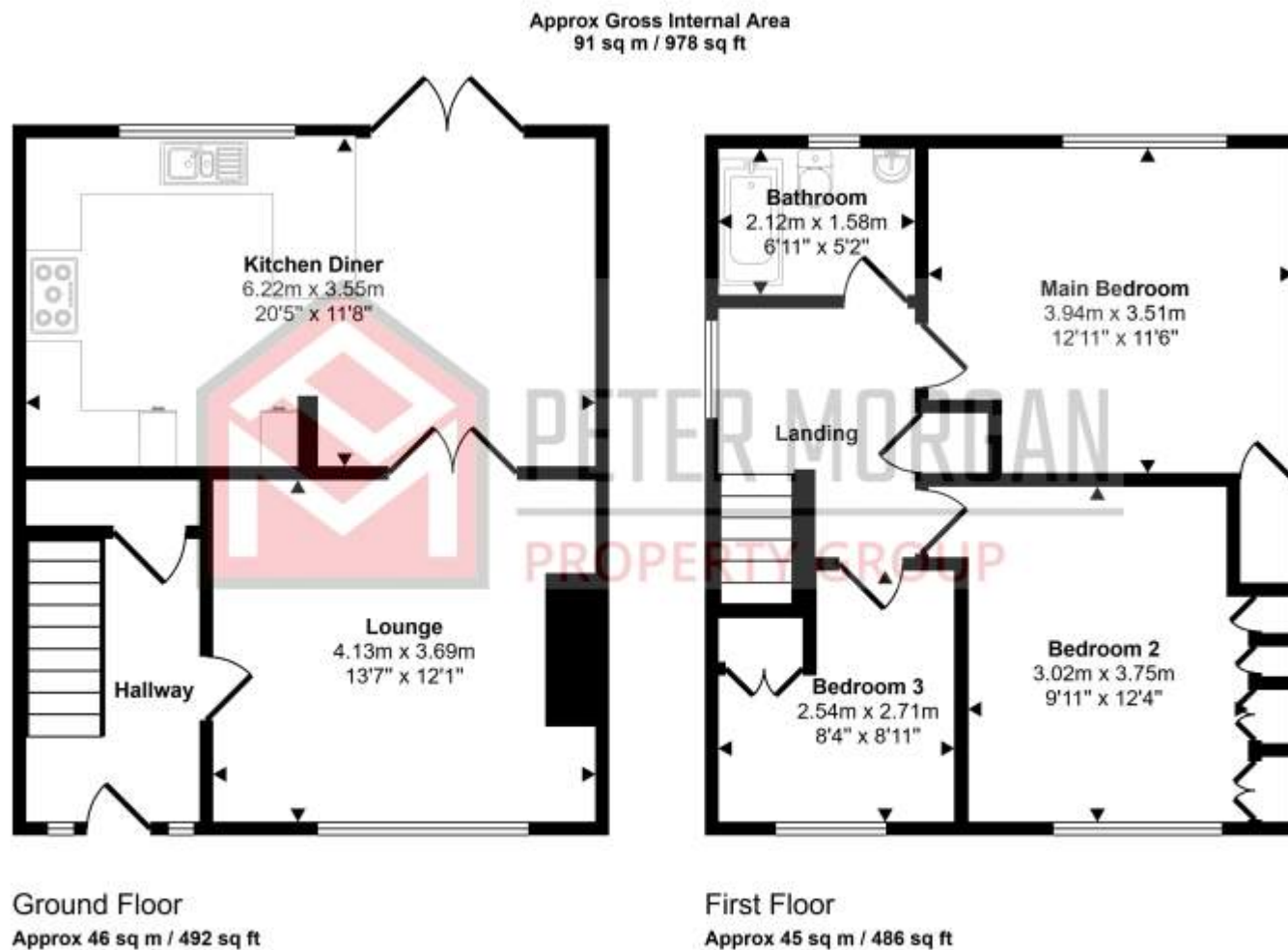
Tenure

Freehold






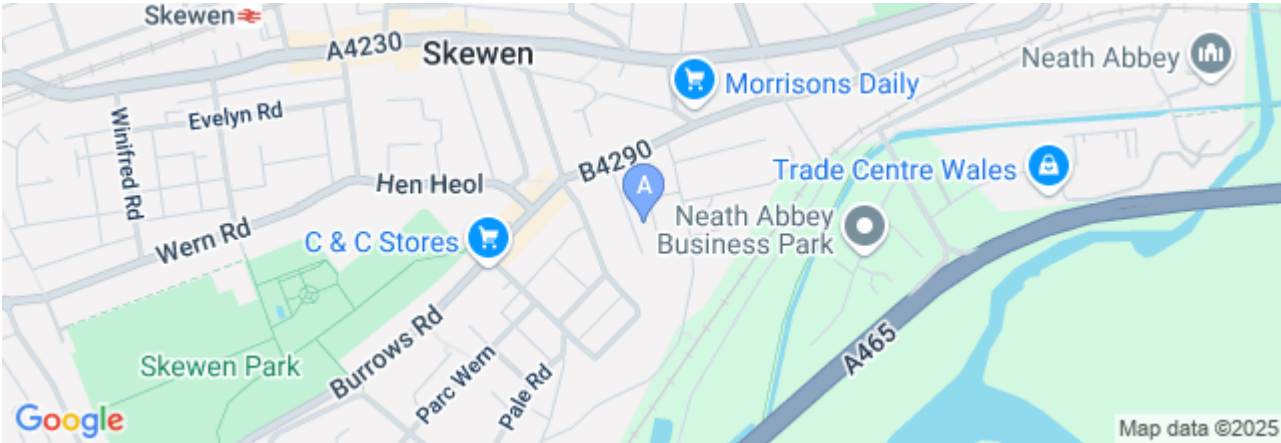




This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		86
(81-91) B		
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



All measurements are approximate. The deeds have not been inspected. Please note that we have not tested the services of any of the equipment or appliances in the property. Price threshold LTT rate: The portion up to and including £180,000 0%. The portion over £180,000 up to and including £250,000 3.5%. The portion over £250,000 up to and including £400,000 5%. The portion over £400,000 up to and including £750,000 7.5%. The portion over £750,000 up to and including £1,500,000 10%. The portion over £1,500,000 12%. Proceeds of Crime Act 2002: We are obliged to report any knowledge or suspicion of money laundering to NCIS(National crime Intelligence Service) and should a report prove necessary we are precluded from conducting any further professional work without consent from NCIS. These Particulars are issued in good faith by us from information supplied by the vendor, but the accuracy is not guaranteed, nor will we accept responsibility for any error therein, nor shall the particulars from part of any contract. These particulars are also issued on the understanding that any negotiations in respect of the purchase of this property shall be carried out through us. Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. An insurance contract may be required. Written quotation available upon request. Mortgages secured on property.

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Offering services in Sales, Lettings, Auctions and Online Estate Agency with an in house Mortgage Advisor offering free advice to all clients.

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