



49a Commercial Street, Maesteg

Maesteg

£70,000

**fortis**



49a Commercial Street

Maesteg, Maesteg

2-bed flat with 87 sqm space, 2 double bedrooms, large living room, and spacious bathroom. Ideal for investors or homeowners seeking a cosy retreat with potential to customise.

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- No Chain
- Investment Opportunity
- Large Floorplan 87sm
- Well Maintained
- Two Double Bedrooms
- Large Living Room
- Spacious Bathroom
- Vacant

Communal Entrance

Enter via a wooden door with a Yale lock into a communal hallway with three cupboards housing the electric and gas meters for the properties in the building. The space is complete with lighting, a fire alarm, and vinyl flooring.

Living Room

Enter via a wooden door with a Yale lock into a spacious living room. The room features two double-glazed windows allowing natural light. It is complete with laminated flooring, two ceiling pendants, two radiators, a storage cupboard, and a fire alarm.

Hallway

A laminated hallway with a double-glazed window allowing natural light. With baton lighting and providing access to:

Bathroom

Featuring a low-level WC, pedestal wash basin, and a large low-step shower tray with a glass screen. The shower is electric, complemented by an extractor fan and radiator. Two ceiling lights and a double-glazed window with obscured glass provide ample lighting and privacy. Complete with laminate flooring for a modern finish.

Kitchen

A spacious room fitted with a range of base and wall cabinets, laminate worktop over, and an extractor fan. Includes space for appliances, a wall-mounted boiler, and a double-glazed window. Features laminate flooring, power sockets, a radiator, a baton light, and a fire alarm for added convenience and safety.

Bedroom Two

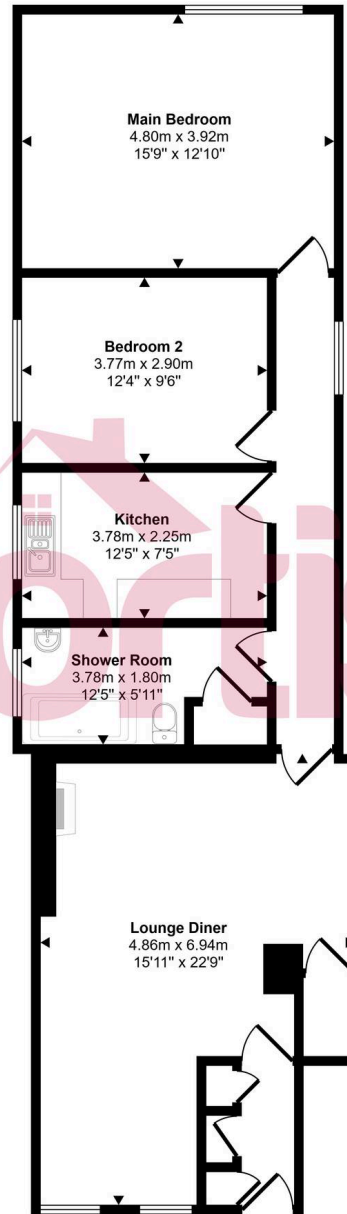
A double room featuring laminate flooring, a double-glazed window, a radiator, a pendant light, and multiple power sockets.

Bedroom One

A double bedroom with a double-glazed window, radiator, pendant light, multiple power sockets, and laminate flooring.



Approx Gross Internal Area
87 sq m / 932 sq ft



Floorplan

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.