

## The Location

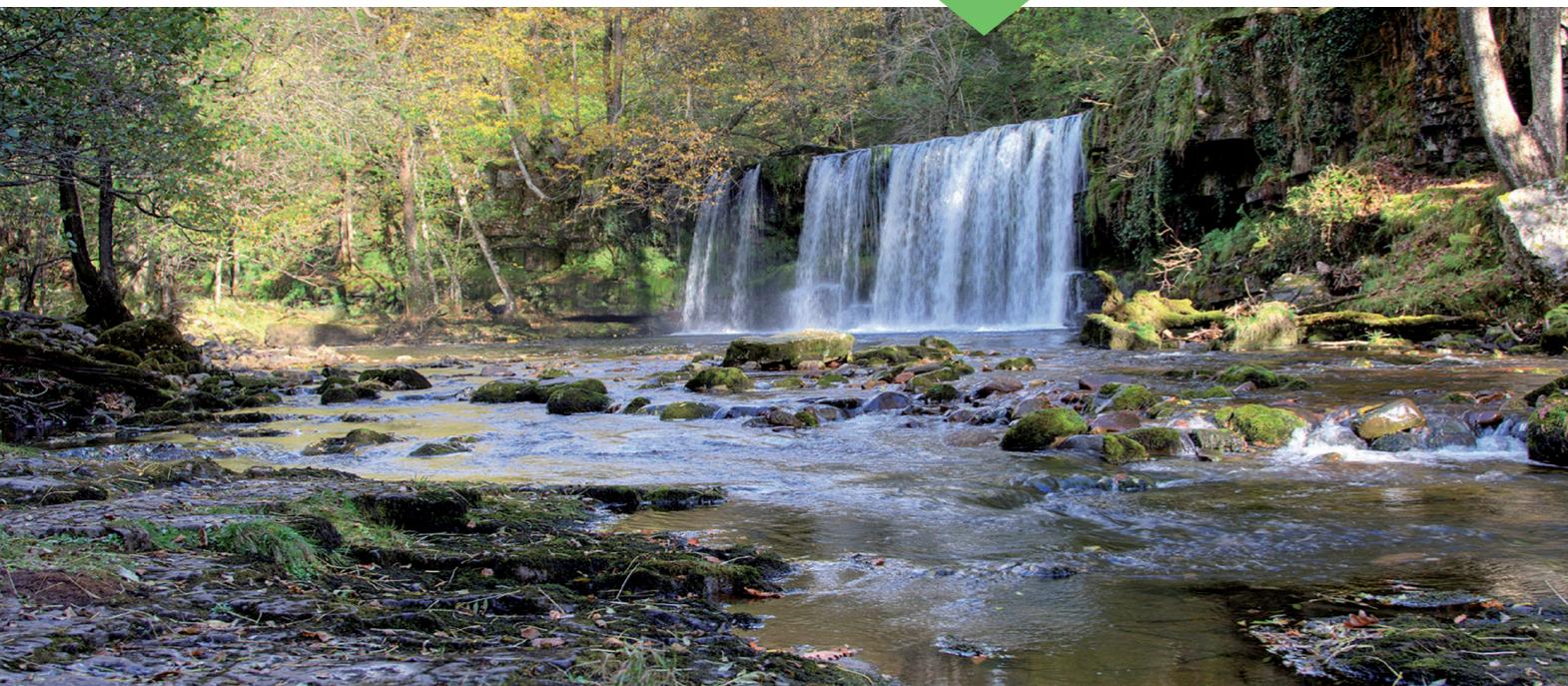
If you're looking for a home within easy reach of open countryside, need quick access to the M4 for regular commuting, or want to be close to family-friendly amenities and a vibrant local community, Poplars Drive has it all.

Conveniently located off Crymlyn Road on the edge of Skewen in Neath, Poplars Drive is close to J43 and J44 of the M4, and just 15 minutes drive from Swansea City Centre. Within walking distance of the site you'll find a good range of local shops providing for all your everyday needs. There are parks, playgrounds and open spaces nearby, and a choice of local schools for all ages.

Offering everything you need for an easy and more comfortable life, and with a mix of property types available, Poplars Drive is ideal for families, professionals and retired couples alike.

## The Development

### Site Plan



## Property Specifications

### Bathrooms/En-suites

- White china with chrome fittings
- Mains pressure shower in en-suite
- Chrome finish 'ladder style' heated towel rail
- Choice of vinyl flooring
- Choice of wall tiling
- Down lighters
- Shaver point

### Kitchens

- Hand finished bespoke modern fitted kitchens
- Choice of units, worktops and handles
- Stainless steel oven, ceramic hob & glass curved chimney hood
- Integrated fridge-freezer
- Down lighters
- Choice of vinyl flooring

### Electrical

- Telephone and TV points in lounge and master bedroom
- Mains smoke detectors

### External Finishes

- 1.8 Close board fencing
- Brick driveway

### Interior Finishes

- High performance double glazed windows throughout
- Walls finished in natural calico with white ceilings
- Polished chrome door furniture

### Site Key

#### Baikal:

3 Bedroom detached house with garage  
Plots: 47, 48 & 50

#### Eider:

4 Bedroom detached house with garage  
Plots: 49, 51 & 52

#### Whistler:

3 Bedroom bungalow  
Plots: 43, 56 & 57

#### Layson:

2 Bedroom bungalow  
Plots: 54, 55 & 58

#### Merganser:

3 Bedroom house  
Plots: 14, 33, 34, 45 & 46

#### Pochard:

2 Bedroom bungalow  
Plots: 39, 40, 44 & 53

#### Bewick:

2 Bedroom semi-detached house  
Plots: 35, 36, 37, 38, 41 & 42