



# hrt

herbert r thomas

13B New Street

Neath, Port Talbot, SA11 1RT

£575.00 PCM

Spacious 1 Bedroom second floor flat, situated in Neath Town Center with Excellent Access to Local Amenities, Shops and Public transport. The property comprises of Living room, Double Bedroom with Walk In Wardrobe, Kitchen, and Large Bathroom with Shower Over Bath.



## Contacts

### Neath Office

33 Alfred Street,  
Neath, SA11 1EH

01639 639541

neath@hrt.uk.com

hrt.uk.com

### Energy performance certificate (EPC)

13B New Street SA11 1RT SA11 1RT	Energy rating <b>D</b>	Valid until 10 September 2033 Certificate number 8465-6891-0261-6477-4204
--	---------------------------	---

Property type	Top-floor flat
Total floor area	51 square metres

### Rules on letting this property

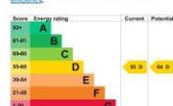
Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/government/consultations/energy-efficiency-standards-for-private-rental-properties) (<https://www.gov.uk/government/consultations/energy-efficiency-standards-for-private-rental-properties>).

### Energy rating and score

This property's current energy rating is D. It has the potential to be D.

[See how to improve this property's energy efficiency.](#)



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

the average energy rating is D  
the average energy score is 60