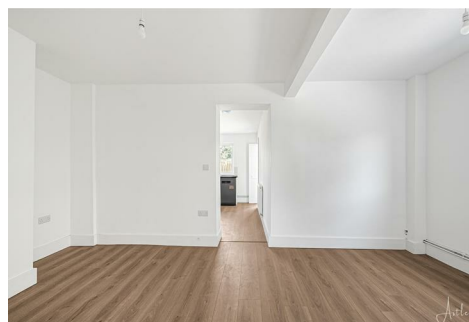




214 Dunvant Road, Dunvant, Swansea, SA2 7SR

£200,000

Located in the sought after area of Dunvant, this two bedroom semi detached home is offered for sale with no onward chain. The setting is ideal for everyday living, within easy reach of local shops, well regarded schools and a pleasant park, while also benefiting from convenient links to Swansea City Centre, Mumbles and the M4.

The accommodation is well proportioned and arranged over two floors. The ground floor opens into a hall leading through to a living room and a separate dining room. The kitchen is complemented by a useful utility room and a WC, adding to the practicality of the home. Upstairs, there are two bedrooms along with a bathroom.

Outside, the property there is a lawned garden to the front with side access leading through to the rear. The rear garden offers further lawned space along with off road parking, This is a home that combines a well connected location with a sensible layout, making it an appealing choice for a range of buyers.

The Accommodation Comprises

Ground Floor

Hall

Entered via front door, staircase leading to the first floor, fitted carpet.

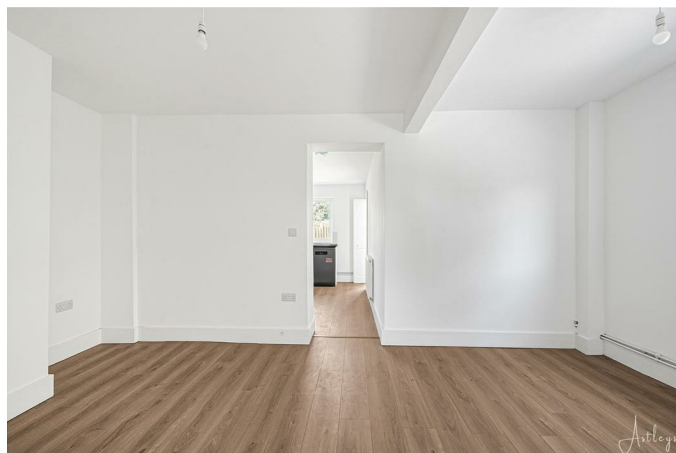
Lounge 14'6" x 13'4" (4.41m x 4.06m)



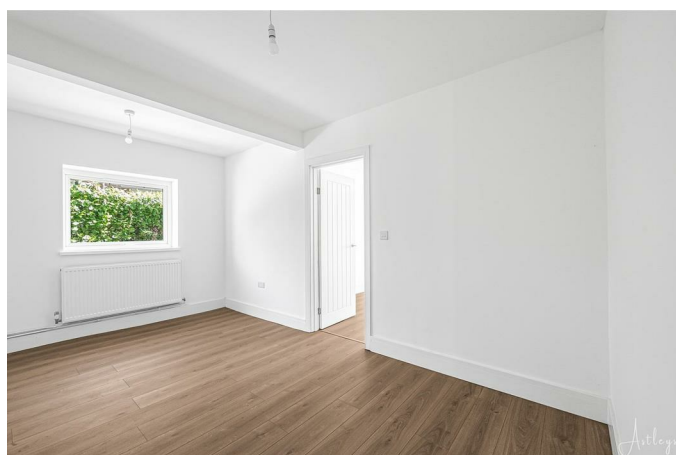
Double glazed window to the front elevation, picture rail detailing, and a useful under-stairs storage cupboard. The room is finished with laminate flooring and a radiator.



Dining Room 9'9" x 16'7" (2.96m x 5.05m)



Double glazed window to side, laminate flooring, radiator.



Kitchen 12'4" x 9'10" (3.76m x 3.00m)



The kitchen is fitted with a range of base and eye-level units with worktop space over, incorporating a 1+1/2 bowl stainless steel sink unit with tiled splashbacks. There is space for a fridge/freezer, plumbing for dishwasher and a built-in electric oven with a four-ring hob and extractor hood above. Double glazed window to the rear, wall-mounted boiler, vinyl flooring and a radiator.



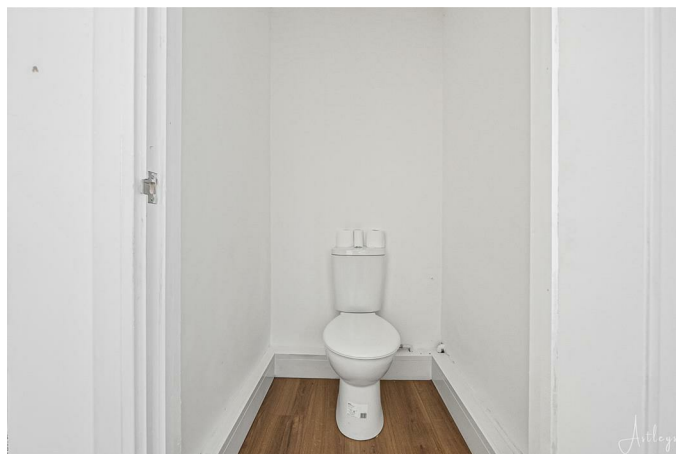
Porch

Utility Room



Fitted with worktop space over with a 1½ bowl stainless steel sink unit, with plumbing for both a washing machine and tumble dryer.

WC



First Floor

Landing

Double glazed window to side, fitted carpet.

Bedroom 1 11'3" x 16'7" (3.42m x 5.05m)



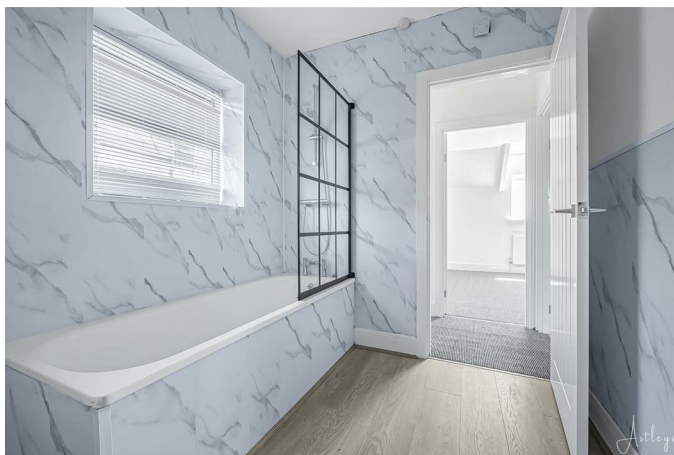
Double glazed window to front and side, fitted carpet, radiator.

Bedroom 2 13'2" x 9'4" (4.01m x 2.85m)

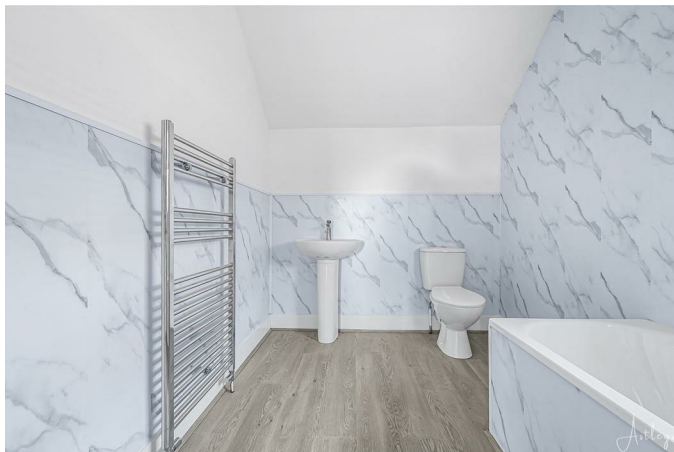


Double glazed window to rear, fitted carpet, radiator.

Bathroom 9'9" x 6'11" (2.98m x 2.11m)



Fitted with a three piece suite comprising a bath with shower over, wash hand basin and WC. Vinyl flooring, heated towel rail and a double glazed window to the side.



External



To the front of the property is a lawned garden, with a side access leading to the rear. The rear garden features a further lawned area along with off-road parking spaces.



Ariel Views



Agents Notes

Freehold
Council Band - D
Parking- Spaces at rear
Services - Mains electric. Mains sewerage. Mains Gas.

Mains Water.

Mobile Coverage - Vodafone Three o2

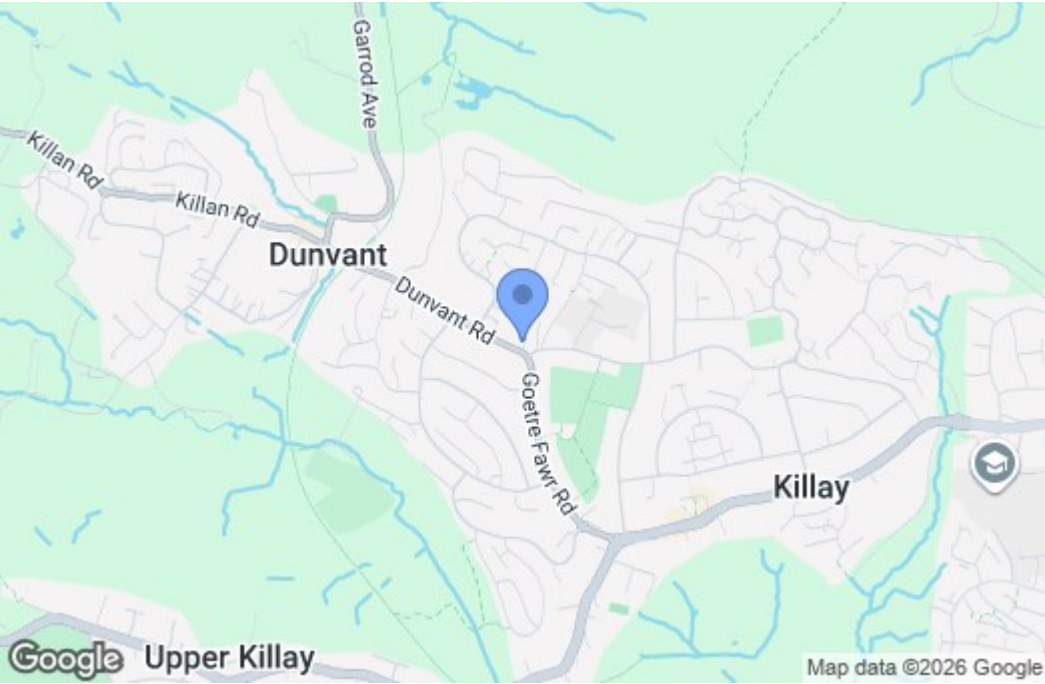
Broadband -Basic 7 Mbps Superfast 80 Mbps Ultrafast
1000 Mbps

Satellite / Fibre TV Availability - BT Sky Virgin

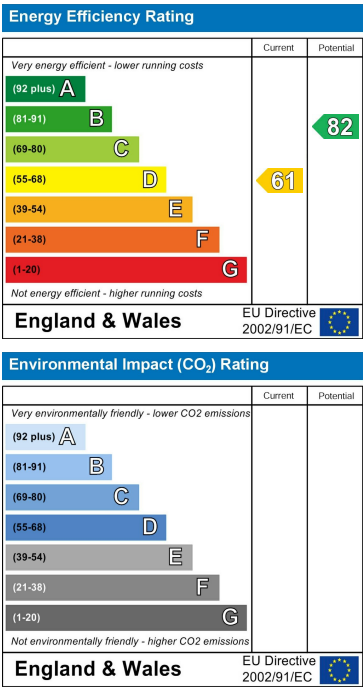
Floor Plan



Area Map



Energy Efficiency Graph



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