

Flat B 144 Overland
Road, Mumbles,
Swansea, SA3 4EU

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£325,000



Enjoying an elevated coastal outlook, this beautifully renovated apartment is offered for sale with no onward chain and provides an impressive sense of space and connection to its surroundings. Extending to 965 square feet, the accommodation has been finished to a high standard throughout, creating a calm and contemporary home where the setting takes centre stage.

The kitchen and living room is the heart of the apartment, designed as a generous open space that frames breathtaking sea views across Swansea Bay. Oystermouth Castle sits proudly within the outlook, lending a distinctive sense of place and a constant reminder of the area's heritage. The kitchen integrates seamlessly into the living area, offering a refined and practical environment for both everyday living and relaxed entertaining. Two well proportioned bedrooms provide comfortable accommodation, with the principal bedroom benefiting from its own en suite facilities. A separate shower room serves the remainder of the apartment, finished with the same quiet attention to detail seen throughout.

The wider location is equally compelling. The seafront is within easy reach, making daily walks along the promenade or coastal path a natural part of life here. Mumbles village is close by, celebrated for its independent cafés, restaurants and local shops, while Oystermouth Castle and nearby green spaces offer a balance of history and open landscape. Well regarded schools and regular transport links into Swansea city centre add further practicality to this sought after setting.

With its generous proportions, exceptional views and high quality renovation, this apartment is ideally suited to professionals, downsizers or lifestyle buyers seeking an elegant coastal home that combines everyday comfort with the enduring appeal of Mumbles living.



Entrance

Via PVC door into the hall. Hall with a door into the apartment (via staircase).

Landing

You have a door to bedroom one. Door to bedroom two. Door to the kitchen/living room. Door to shower room.

Bedroom One

15'8" x 11'2"

You have a double glazed window to the side. Radiator. Door to en suite.

En-Suite

7'4" x 4'7"

Well appointed suite comprising; large corner shower cubicle with oversized shower head above. Frosted double glazed window to the side. WC. Wash hand basin. Tiled floor. Part tiled walls. Chrome heated towel rail. Extractor fan.

Shower Room

8'1" x 3'3"

You have a corner shower cubicle with oversized shower head above. Low level WC. Wash hand basin. Tiled floor. Part tiled walls. Chrome heated towel rail. Spotlights. Extractor fan.

Bedroom Two

13'9" x 7'9"

You have a double glazed window to the front offering breathtaking sea views of Swansea Bay and beyond, views of Oystermouth Castle. Radiator.

Kitchen/Living Room

26'10" x 15'2"

You have a frosted double glazed PVC door to the rear, leading out to the private patio seating area. You have a double glazed bay window to the front boasting breathtaking sea views of Swansea Bay and beyond and views of Oystermouth Castle. Two radiators. Spotlights. The kitchen itself is well appointed and fitted with a range of base and wall units. Running work surface incorporating a one and a half bowl sink and drainer unit. Four ring gas hob with oven and grill under. Extractor hood over. Integral dishwasher. Integral fridge. Integral freezer. Integral washing machine.



External

The apartment benefits from having access to the communal gardens to the front and rear of the apartment block. Private seating area.

Services

Mains electric. Mains sewerage. Mains water. Mains Gas. Broadband type - ultrafast fibre. Mobile phone coverage available with EE, Three, Vodafone & O2.

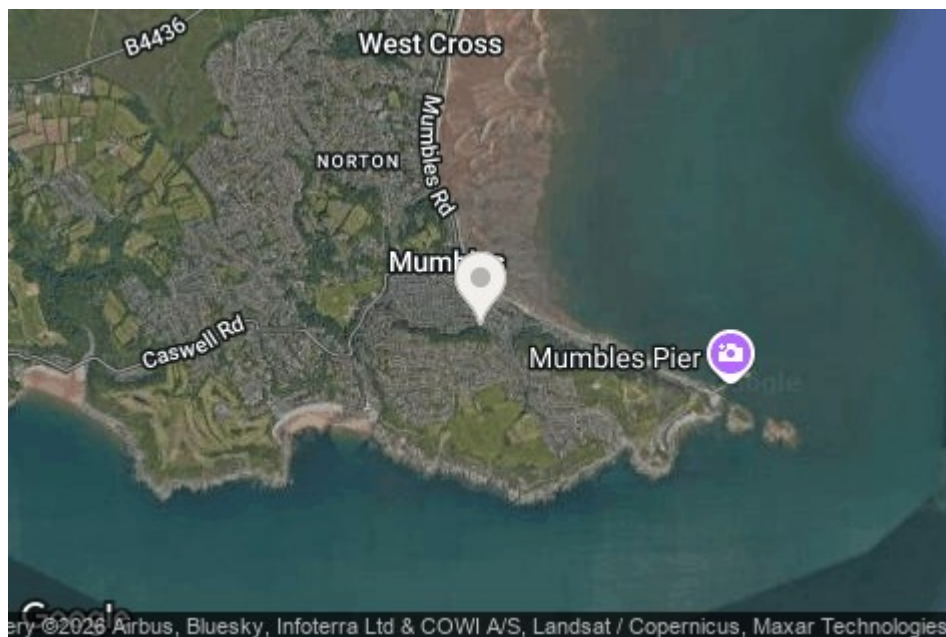
Council Tax Band

TBC

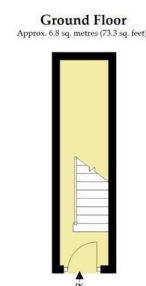
Tenure

Share of freehold.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	76	83
England & Wales	EU Directive 2002/91/EC	



Total area: approx. 89.7 sq. metres (965.5 sq. feet)

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Plan produced using PlanUp.