



30, Southward Lane Newton, Swansea, SA3 4QD

Four Bedrooms
Four Bathrooms
Four Receptions

FREEHOLD

£799,995

3,342 sqft







A home of flowing light and gentle grandeur—a place where coastal views, village charm, and quiet possibility come together in perfect harmony.





Distinctive Coastal Living at 30 Southward Lane

Discover coastal charm and endless potential at 30 Southward Lane, a unique 1980s home with expansive, light-filled spaces over three levels.

With sweeping Swansea Bay views, a sunlit terrace, and versatile lower-ground living areas, this property combines character and adaptability.







Step into the charm and character of 30 Southward Lane, a unique 1980s property with spacious, versatile accommodation spanning three well-appointed floors. Tucked into the hillside and offering sweeping views over Swansea Bay, this home provides an exceptional blend of comfort and potential for its next owners.

Upon entry, a welcoming reception hall invites you into a thoughtfully designed layout. To the right, a warm and practical kitchen/dining room creates a cozy hub, while to the left, an integral double garage offers convenience. The highlight of the ground floor is the expansive living room, seamlessly connected to a formal dining area and spilling out onto a sunlit terrace, ideal for taking in coastal views.

The first floor hosts four bright, airy double bedrooms, including two with en-suite bathrooms and a luxurious family bathroom. The master bedroom suite is a standout, with fitted wardrobes and breathtaking views over Swansea Bay—a feature shared by the third bedroom, ensuring serene coastal vistas.

On the lower ground floor, additional living space is currently used as a games and music room but offers ample versatility. With its own shower room, sauna, utility area, and laundry room, it could serve as additional reception areas, a self-contained annexe, or even an AirBnB for guests.

Outside, the property charms with a pretty frontage, ample off-street parking, and a generously sized terraced rear garden that offers boundless possibilities for landscaping and outdoor entertaining. Positioned perfectly on the cusp of Newton, Langland, and Caswell, it's just a short stroll to Langland Bay, with Underhill Park leading into the vibrant village of Mumbles. Set within the sought-after Bishopston School catchment and offered with no onward chain, 30 Southward Lane is ready to welcome its next chapter of coastal living.



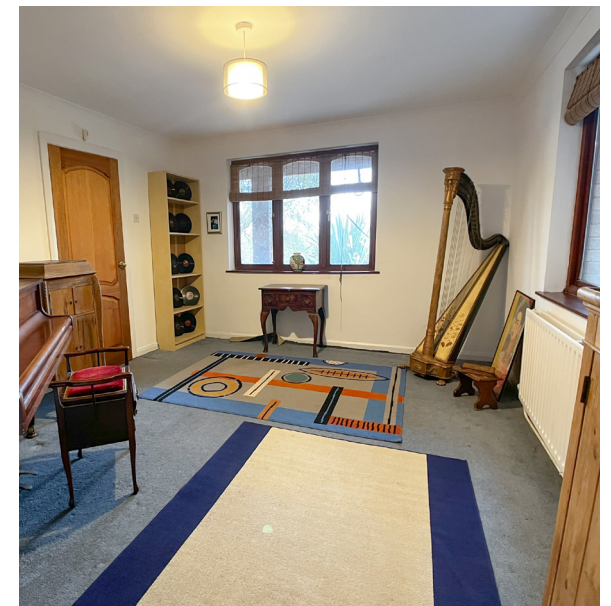


All mains services are connected to the property and the central heating is fired by gas.

The council tax band is H (£4,036p.a.)

The EPC rating is D











The Location

Newton is a highly sought-after village, ideally positioned for families and professionals alike, offering a blend of coastal charm, excellent local amenities, and convenient access to key locations. Newton falls within the catchment areas of two excellent primary schools: Newton Primary School and Oystermouth Primary School, both known for their high standards of education. For secondary education, the village sits within the catchment area for Bishopston Comprehensive School, consistently ranked among the top-performing schools in Swansea.

For leisure and lifestyle, Newton is just a stone's throw from the vibrant Mumbles Village, home to a bustling array of boutique shops, cafés, and restaurants, as well as the iconic Mumbles Pier. The area is known for its stunning beaches—Langland Bay and Rotherslade Bay are just minutes away, offering golden sands, excellent surfing conditions, and picturesque coastal walks. These bays are not only scenic but also provide a wide array of leisure activities, including tennis courts and a golf course at Langland.

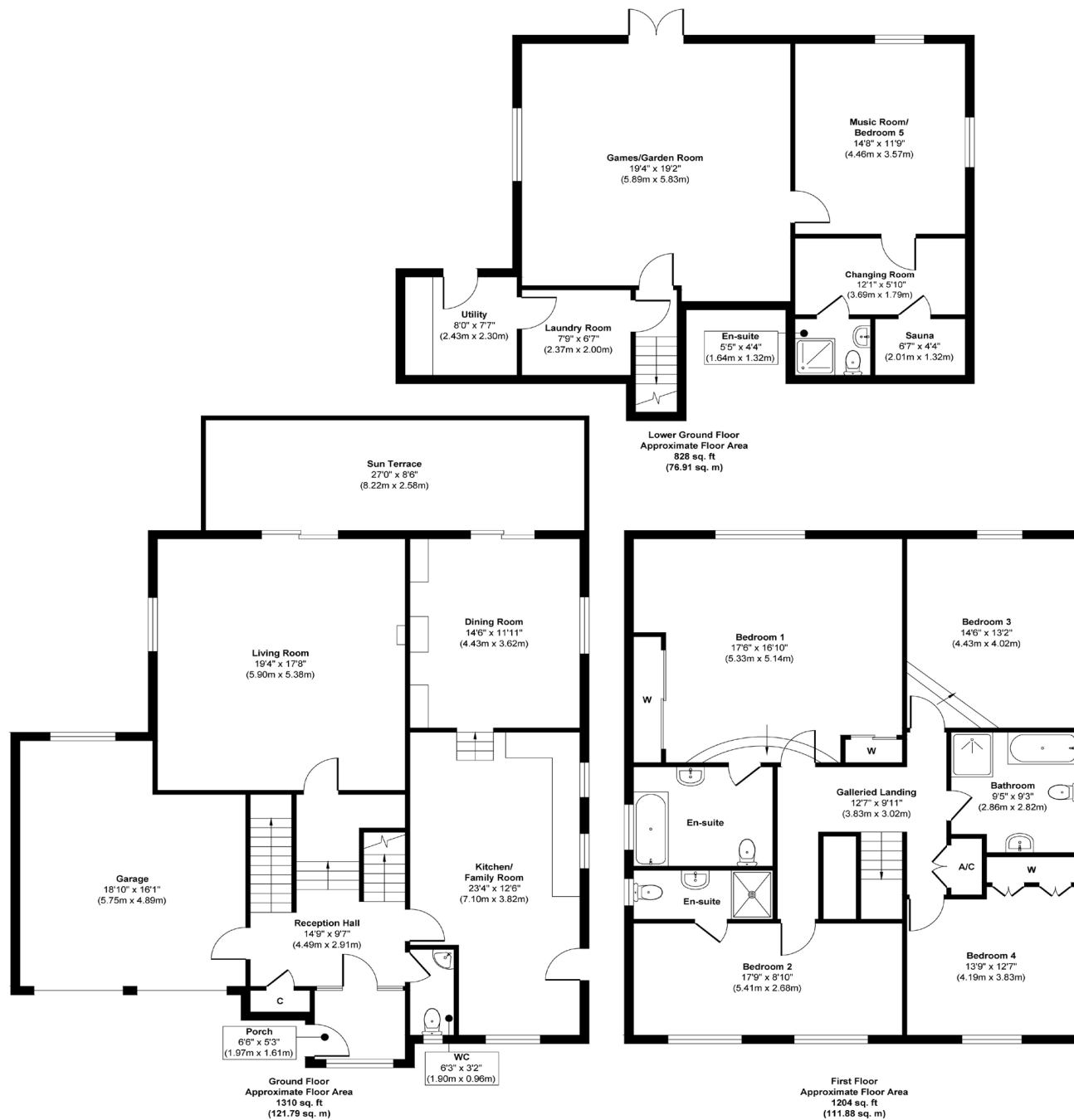
The world-renowned Gower Peninsula, the UK's first Area of Outstanding Natural Beauty, is easily accessible from Newton, providing further opportunities for hiking, cycling, and exploring unspoiled beaches such as Three Cliffs Bay and Rhossili Bay.

For healthcare and education, Singleton Hospital and Swansea University are both within a 10–15 minute drive, making Newton a prime location for medical professionals, university staff, or students. Commuting into Swansea city centre is quick and easy, with Newton located just 5 miles away, a short 15-minute drive, making it perfect for those who work in the city but prefer a quieter, more scenic place to live. The M4 motorway is also easily accessible, offering convenient links to Cardiff, Bristol, and beyond.

Newton strikes the perfect balance between peaceful village life and easy access to the cultural and recreational highlights of Swansea and the Gower. Whether you're looking for excellent schooling, proximity to beautiful beaches, or an easy commute, Newton offers an unparalleled lifestyle in one of South Wales' most desirable locations.







Approx. Gross Internal Floor Area 3342 sq. ft / 310.58 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

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