



98 Manselfield Road, Murton, Swansea, SA3 3AG

Three Bedrooms
South Facing Garden
Huge Potential

FREEHOLD

894 sqft

OFFERS IN THE REGION OF

£325,000



A bungalow to reimagine, with lovely gardens and
the coast close to home.



For buyers with an eye for possibility, this three-bedroom bungalow presents a rewarding opportunity in sought-after Murton. Generous gardens, a south-west-facing rear aspect and scope for refurbishment or extension combine with easy access to the coast and Mumbles. Freehold, with no onward chain.









A detached three-bedroom bungalow occupying a generous plot in the popular village of Murton, with established gardens and a sunny south-west-facing rear aspect. Requiring modernisation throughout, the property offers an exciting opportunity to create a home tailored to individual tastes, with scope to remodel or extend, subject to the necessary consents.

The accommodation extends to approximately 894sqft and includes an entrance hallway, three double bedrooms and a well-proportioned living room with a fireplace and large side window. The front bedroom features an attractive bay window overlooking the garden, while the third bedroom leads to an additional room which could provide a dressing room, nursery or potential en-suite.

To the rear are a separate kitchen with outside access and a bathroom with both a bath and shower enclosure. The existing layout provides a useful starting point for refurbishment, with plenty of opportunity to reconsider how the rooms connect and make more of the relationship with the garden.

The grounds are a particular attraction. Established planting gives the front garden a welcoming setting, while the generous rear garden offers lawn, mature greenery and space for outdoor dining, gardening and family use. Its south-west-facing orientation is well suited to enjoying the afternoon and evening sun. There is considerable potential here to introduce a terrace and create a lovely outlook from any future extension.

With Mumbles and Caswell Bay close by, and a position within Bishopston School catchment, this is an appealing project in a location with lasting appeal. Offered freehold and with no onward chain.





Tenure:
Freehold.

Services:
Mains electricity, water
and private drainage.

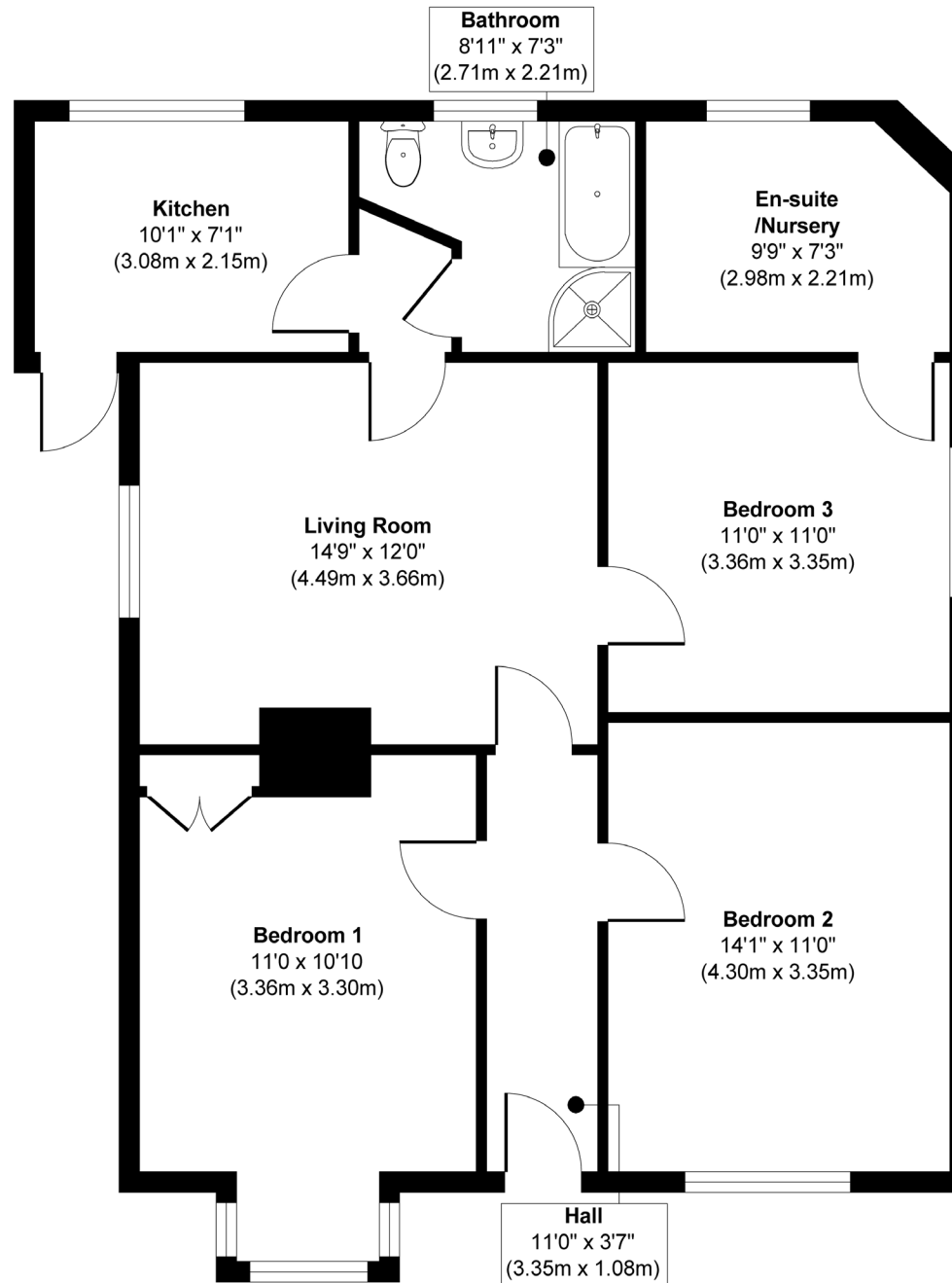
Council Tax:
Band E (£2,619 p.a.)

EPC:
E









Floor Plan

Approx. Gross Internal Floor Area 894 sq. ft / 83.10 sq. m

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

Produced by Elements Property

The Location

Murton offers a pleasing balance of village life, open countryside and proximity to the sea. The village green, playing fields and community facilities give the area a strong local identity, while neighbouring Bishopston and Kittle provide shops, pubs and everyday amenities.

Caswell Bay, approximately 1.5 miles away by car, or 500m by foot, is a lovely setting for beach days, surfing and walks along the coast towards Langland. Its sandy beach and beachfront cafés make it an easy destination throughout the year. Woodland walks through Bishopston Valley offer a different route to the coast, leading towards Pwll Du Bay.

Mumbles is approximately 1.5 miles away, with independent shops, food stores, cafés and restaurants, together with the promenade and Oystermouth Castle. Golf at Langland Bay and Clyne, tennis at Langland and sailing from Mumbles add to the range of activities available nearby.

The property lies within Bishopston School catchment, making the location particularly attractive to families. Bishopston Primary and Comprehensive schools serve the surrounding community; admissions and address-specific catchment arrangements should be confirmed with Swansea Council.

The wider Gower Area of Outstanding Natural Beauty is readily accessible for coastal walks, countryside outings and visits to beaches including Three Cliffs, Oxwich and Rhossili. Swansea city centre is approximately 6 miles away, with access to employment centres, the university and Singleton Hospital. The M4 at Junction 47 is approximately 9 miles away, connecting with the wider South Wales road network.





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