

Flat 1, Parkside Apartments, Langland Road, Mumbles, SA3 4LX

Three Bedrooms
Large Additional Annex
Great Potential

SHARE OF FREEHOLD

1,819 sqft

OFFERS IN THE REGION OF

£349,995

Large bay windows, leafy park views and room to create something special between Mumbles and Langland Bay.







A park-side setting, period proportions and the freedom to make it your own. This substantial three-bedroom apartment places village life and the coast within easy reach, with allocated parking and a sizeable annexe adding further appeal. Offered with no onward chain.























Overlooking the greenery of Underhill Park, this spacious three-bedroom apartment occupies part of the original period building at Parkside Apartments. High ceilings, large windows and beautifully proportioned rooms create a lovely sense of space, while a substantial lower-ground annexe offers exciting scope for a variety of uses.

The main apartment extends to approximately 1260sqft, with a further 453sqft in the annexe and a separate 106sqft store, giving an overall total of 1819sqft including the outbuilding. Offered with no onward chain, it presents an appealing opportunity to update and personalise a generous period home in a particularly convenient coastal setting.

The reception room is the centrepiece of the apartment. Measuring approximately 22ft by 18ft, it has ample space for comfortable seating and a dining area, with a magnificent bay window framing views across the park. Its proportions and natural light provide a wonderful starting point for an elegant living space.

The principal bedroom enjoys a similarly impres-sive bay window and leafy outlook. Two further double bedrooms provide comfortable accommodation for family or guests, with fitted storage in both the principal and second bedrooms. The separate kitchen is fitted with modern cabinetry and generous work surfaces, while the family bathroom includes a bath and separate shower enclosure. A further WC is accessed from the hall.



On the lower ground floor, the annexe comprises a substantial main room, utility room and storage area. Requiring refurbishment, it offers potential for a generous home office, creative workspace or self-contained studio, subject to the necessary consents and lease provisions.

An additional separate store provides useful space for bikes, beach equipment and other belongings. The apartment also benefits from two allocated parking spaces, visitor parking and direct access from the development into Underhill Park.

With Mumbles village and Langland Bay both within walking distance, this is a home that combines generous accommodation, a delight-ful outlook and considerable potential.



Tenure: Leasehold, Service charge £1544 per annum including buildng insurance and Ground Rent, each owner owns share of term - 150 years approx 142 years remaining.

Services: Electricity, water, drainage connections are mains connections and central-heating is via gas.

Council tax: Band F charge for 2026/27 is £3,322.83 before any applicable discounts.

EPC: E

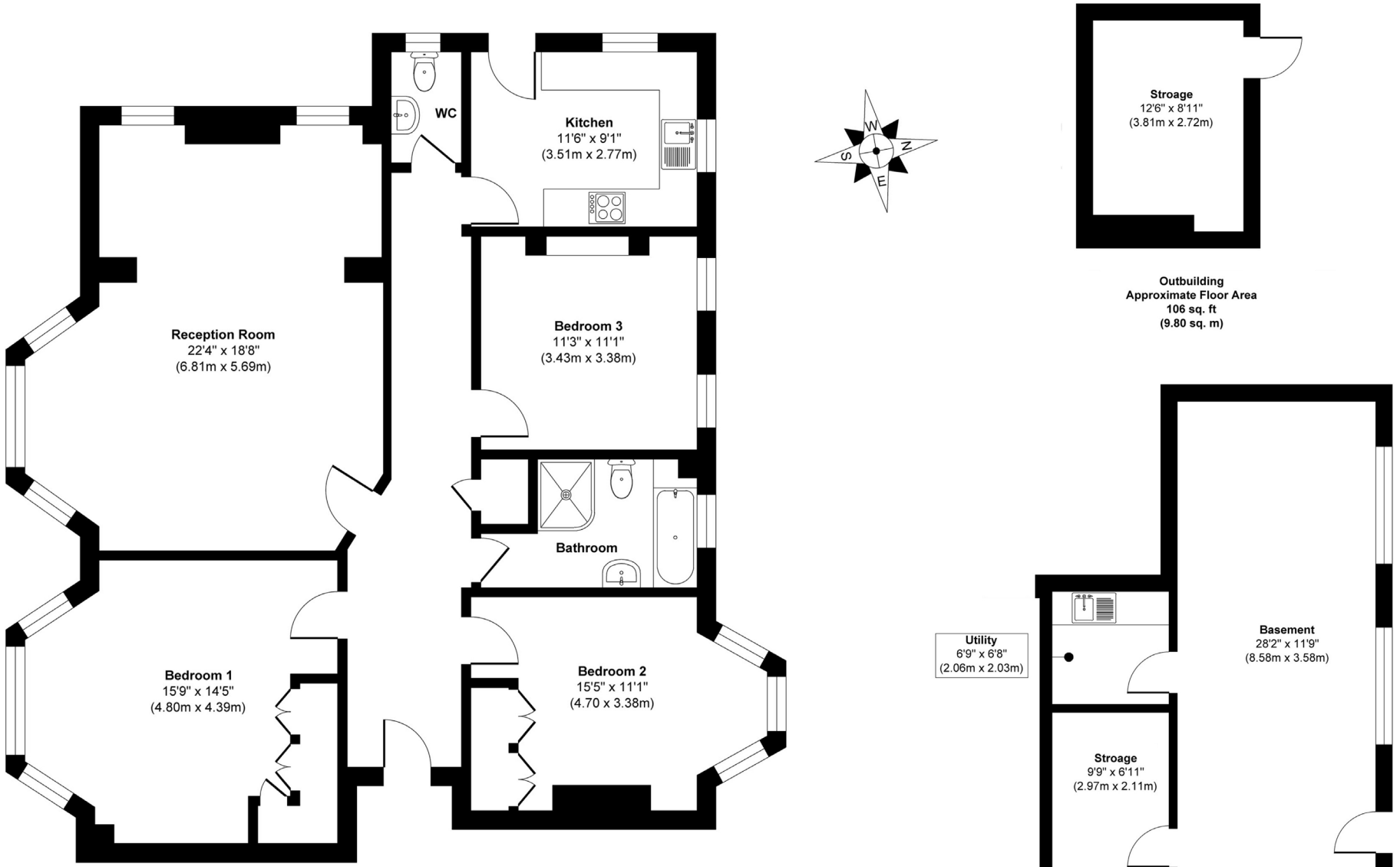












Approx. Gross Internal Floor Area 1819 sq. ft / 168.90 sq. m (Including Outbuilding)

Approx. Gross Internal Floor Area 1713 sq. ft / 159.10 sq. m (Excluding Outbuilding)

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

Produced by Elements Property

The Location

Parkside Apartments enjoys a lovely position on Langland Road, with Underhill Park immediately behind and direct access from the development. The park brings open green space, walking routes and local sporting life to the doorstep, with rugby, football and an all-weather pitch among its facilities.

The shops and cafés of Newton Road are approximately 0.3 miles away, making it easy to walk into Mumbles for morning coffee, everyday shopping or an evening meal. Independent boutiques, food shops, pubs and restaurants give the village its distinctive character, while the seafront promenade offers miles of walking and cycling beside Swansea Bay. Oystermouth Castle and its grounds add another attractive place to explore close to home.

Langland Bay is approximately 0.5 miles away, offering a sandy beach, swimming, surfing and places to eat overlooking the water. The coastal path leads towards Rotherslade in one direction and Caswell Bay in the other, while Langland Bay Golf Club is approximately 1.5 miles away. Beyond lies the wider Gower National Landscape, with its beaches, countryside and coastal walks.

Oystermouth Primary School is nearby, approximately 0.2 miles away, with Bishopston Comprehensive among the secondary schools serving the wider area. The precise catchment allocation should be confirmed with Swansea Council.

Swansea city centre is approximately 5 miles away, with access to shopping, leisure facilities and mainline rail services. Swansea University's Singleton campus and Singleton Hospital are approximately 4 miles away, while the M4 at Junction 47 is around 9 miles away, providing connections towards Cardiff and the wider motorway network.

Distances are approximate and depend on the route taken.











THE GREENROOM

ESTATE AGENCY

Telephone

01792 986099

Address

29-30 Dunns Lane
Mumbles
SA3 4AA

E-mail and Web

info@thegreenroomhomes.com
www.thegreenroomhomes.com