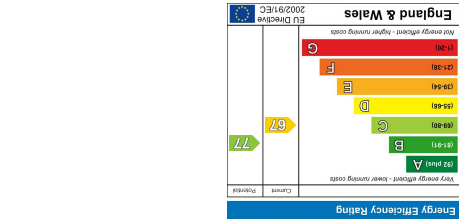
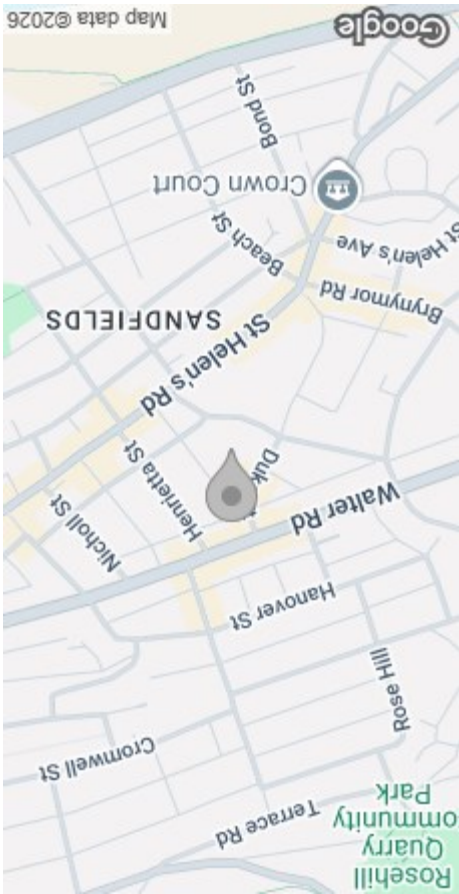


These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

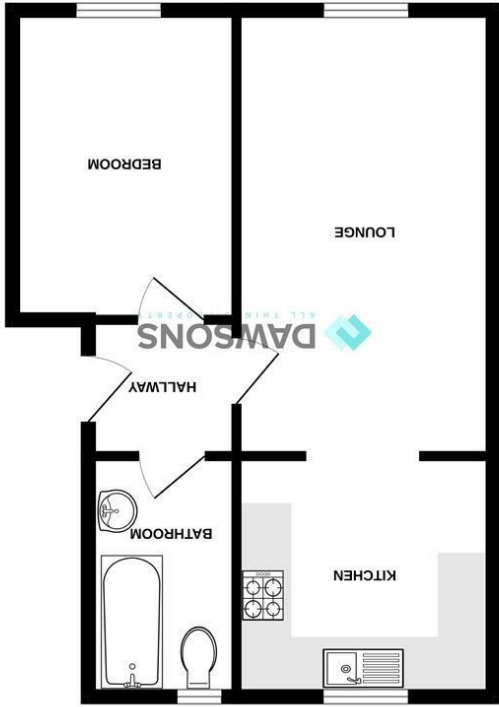
While every attempt has been made to ensure the accuracy of the description contained here, measurements are not guaranteed. This plan is for guidance only and should be used as a guide only. Any prospective purchaser should satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



EPC



AREA MAP



FIRST FLOOR APARTMENT

FLOOR PLAN



82 Brunswick Court Russell Street
, Swansea, SA1 4HX
Asking Price £88,000



GENERAL INFORMATION

A well-located first floor apartment situated within close proximity to Swansea City Centre, offering convenient and low-maintenance living.

The property comprises an entrance hall, bedroom, lounge/dining room, modern fitted kitchen, and bathroom. Externally, the apartment benefits from an allocated parking space.

Ideally positioned close to local amenities, Swansea City Centre, Swansea University, and Swansea Beach, the property also enjoys excellent transport links, making it perfect for city living.

We consider this apartment to be an ideal first-time purchase or investment opportunity. Viewing is recommended to appreciate the location and convenience on offer.

FULL DESCRIPTION

Communal Entrance

Communal Hallway

First Floor Apartment

Entrance

Hallway

Lounge
52'5" x 10'0" (16.0m x 3.05m)

Kitchen/Breakfast Room
10'0" x 9'4" (3.05m x 2.86m)

Bedroom
13'0" x 8'8" (3.98m x 2.66m)

Bathroom



External - Allocated Parking Space.

Tenure - Leasehold

Term: 125 years from 1st June 1988
Service Charge: £2,237.88 Per Annum
Ground Rent: £100 Per Annum

Council Tax Band - B

EPC-D

Services

Mains Gas & Electric
Mains Sewerage

You are advised to refer to Ofcom checker for mobile signal and coverage.