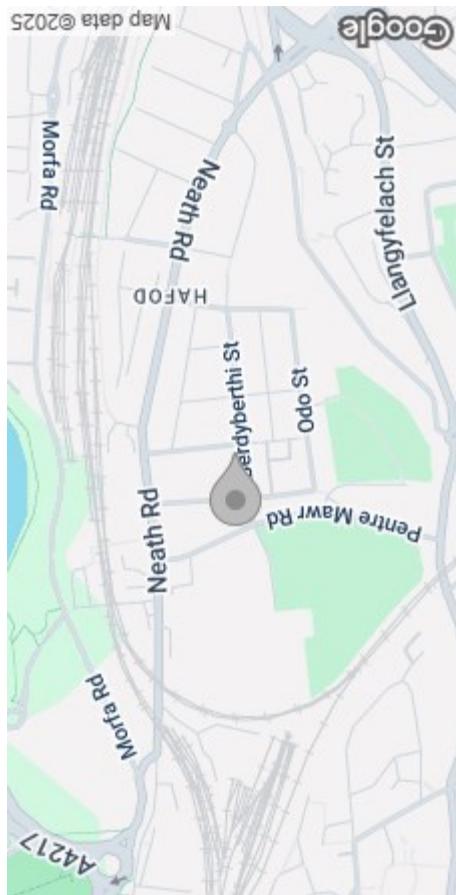


These particulars or representations of facts but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

EPC



AREA MAP



Aberdyberthi Street, Swansea, SA1

FLOOR PLAN



153 Aberdyberthi Street

Hafod, Swansea, SA1 2LL

Offers Over £90,000



DAWSONS
ALL THINGS PROPERTY

GENERAL INFORMATION

We are delighted to offer for sale this mid-terrace property, located in the popular residential area of Hafod, Swansea.

The accommodation comprises an entrance hallway, a lounge opening through to the dining room, a kitchen, and a ground floor bathroom. To the first floor are three well-proportioned bedrooms.

Externally, the property benefits from an enclosed rear courtyard with rear pedestrian access—ideal for convenience and low-maintenance outdoor space.

The property enjoys a superb location close to local amenities, schools, and offers excellent transport links to Swansea City Centre, Morfa Retail Park, and the Swansea.com Stadium.

An ideal opportunity for first-time buyers, investors, or as a family home. Viewing is highly recommended to appreciate the potential this property has to offer.

FULL DESCRIPTION

Ground Floor

Entrance

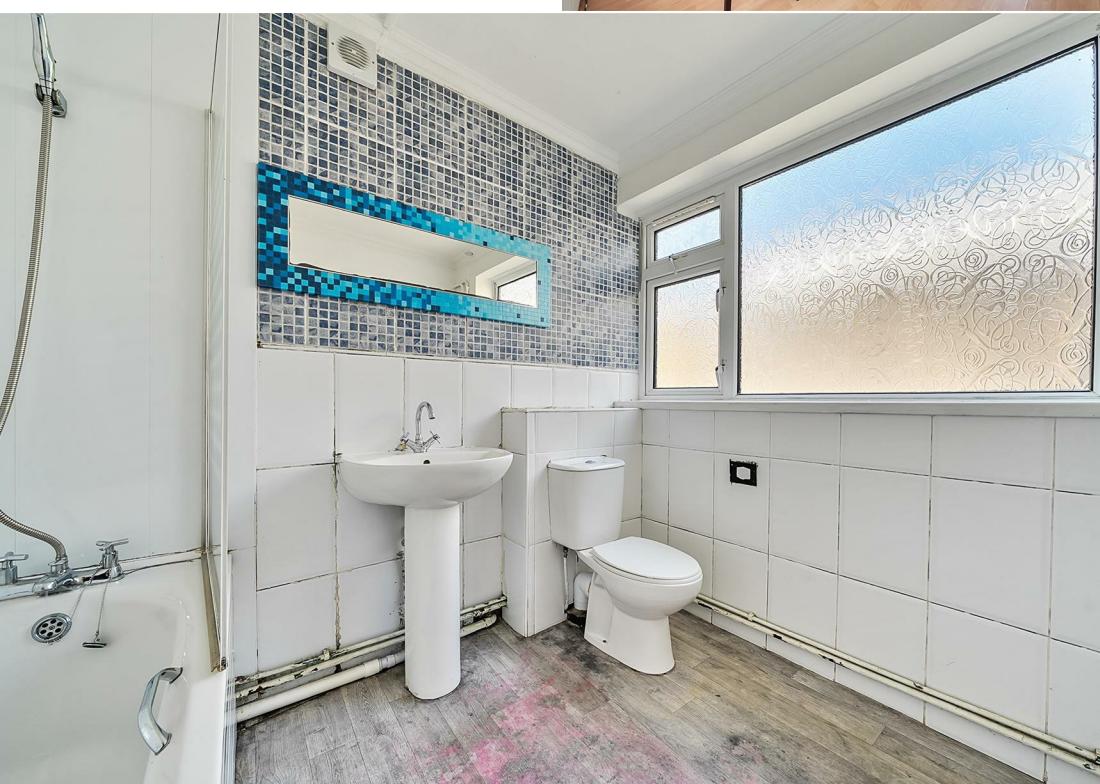
Hallway

Lounge Opening To:
11'7" x 10'2" (3.55m x 3.12m)

Dining Room
11'10" x 11'0" (3.61m x 3.37m)

Kitchen
10'7" x 7'10" (3.24m x 2.40m)

Bathroom



First Floor

Landing

Bedroom 1
14'1" x 10'2" (4.31m x 3.10m)

Bedroom 2
11'5" x 8'2" (3.48m x 2.51m)

Bedroom 3
11'3" x 8'3" (3.44m x 2.54m)

External

Enclosed Courtyard to Rear with Pedestrian Access

Tenure - Freehold

Council Tax Band - B

EPC-D

Services

Mains Gas & Electric
Mains Sewerage

You are advised to refer to the Ofcom checker for information regarding mobile signal and broadband coverage, as, due to the property being vacant, we cannot confirm availability.