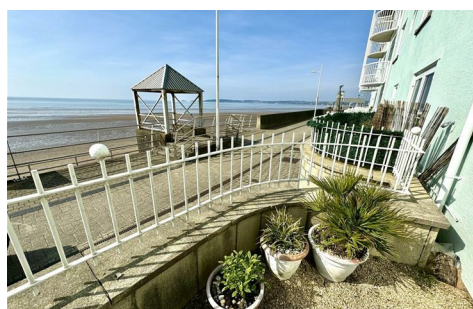




## 23 Camona Drive

Marina, Swansea, SA1 1YJ

Offers Around £122,000





## FULL DESCRIPTION

### GROUND FLOOR

Own private entrance.

### STUDIO APARTMENT

16'1" x 20'0" max (4.91 x 6.10 max)

The property can be purchased as a "Key turn"

### TENURE- LEASEHOLD

LEASE TERM - 125 years less 3 Days from 1985 (86 Remain)

Service Charge £1200 pa to include ground rent, paid half yearly

### UTILITIES

Electricity- YES

Gas - NO

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

### COUNCIL TAX BAND- C

### EXTERNAL

Allocated Parking bay number 36

### FURTHER INFORMATION

We have been informed by the vendor that Holiday lets are not allowed.

We have been informed that the management company does allow pets, permission is required at a charge.

## AREA MAP

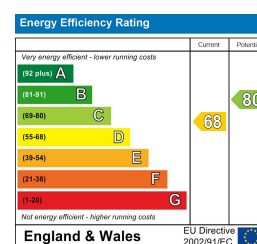


## FLOOR PLANS

GROUND FLOOR



## EPC



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.



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