



111 Abbottsford House, Trawler Road Marina, Swansea, SA1 1YH

Price Guide £154,950



FULL DESCRIPTION

FIRST FLOOR

Communal entrance, stairs to all floors.

VESTIBULE

HALLWAY

LIVING ROOM

15'3" x 12'7" (4.65 x 3.84)

KITCHEN

10'5" x 6'5" (3.18 x 1.96)

BATHROOM

BEDROOM 1

11'5" x 8'7" (3.48 x 2.64)

BEDROOM 2

8'7" x 7'1" (2.62 x 2.18)

EXTERNAL

Allocated Underground parking

TENURE

Lease term 125 years from 24 June 1985

Service charge approx £1000 1/2 yearly

Ground Rent - Peppercorn

UTILITIES

ELECTRICITY - YES

WATER- WELSH WATER

BROADBAND - FIBRE

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

COUNCIL TAX BAND E

AREA MAP



Map data ©2026 Google

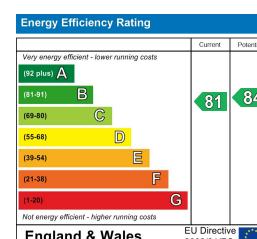
FLOOR PLANS

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements are approximate and no dimensions should be relied upon. Prospective buyers are advised to make their own arrangements to verify the details. The floorplan, layout and approximate dimensions have not been checked and the plan is for guidance only. Prospective buyers are advised to make their own arrangements to verify the details. The floorplan, layout and approximate dimensions have not been checked and the plan is for guidance only.

EPC



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