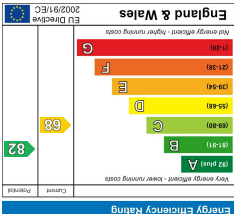
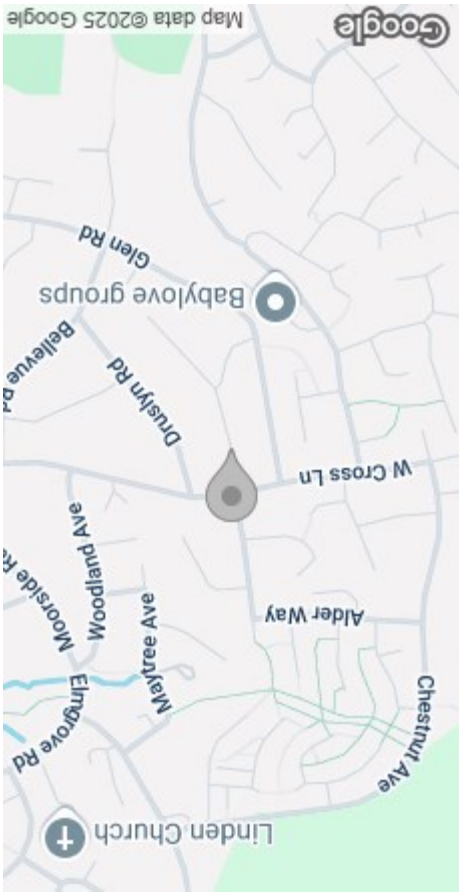


These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as 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.



EPC



AREA MAP



FLOOR PLAN



14 Lundy Drive
West Cross, Swansea, SA3 5QL
Offers Over £400,000

4 3 2 D

GENERAL INFORMATION

Situated at the head of a quiet cul-de-sac in the highly sought-after area of West Cross, this beautifully extended four-bedroom semi-detached property offers spacious and versatile family living, enjoying elevated sea views toward Mumbles Pier.

Occupying a desirable corner plot, the home boasts a generous, privately enclosed patio area, perfect for outdoor entertaining. A long driveway to the side provides ample off-road parking, leading to a large carport suitable for a motorhome or similar vehicle, as well as a double garage.

The well-presented accommodation comprises an inviting entrance hallway, two spacious reception rooms, a modern fitted kitchen, a practical utility room, and a contemporary shower room. Upstairs, you'll find four good-sized bedrooms, including a principal bedroom with en-suite bathroom, and a stylish family shower room.

Conveniently located close to a range of local amenities and within walking distance of three primary schools, this property is ideal for families looking to settle in a vibrant coastal community.

Internal viewing is highly recommended to fully appreciate the space, quality, and stunning location this home has to offer.

FULL DESCRIPTION

Entrance Porch

Entrance Hall

Office
17'11 max x 11'7 into bay (5.46m max x 3.53m into bay)

Utility
8'8 x 6'10 (2.64m x 2.08m)

Shower Room

Kitchen / Dining Room
19'9 x 8'10 (6.02m x 2.69m)

Living Room
13' x 11'7 (3.96m x 3.53m)

Stairs To First Floor

Landing



Bedroom 1
14'2 x 9'8 (4.32m x 2.95m)

Ensuite

Bedroom 2
12'7 max x 10'6 max (3.84m max x 3.20m max)

Bedroom 3
10'4 x 8'2 (3.15m x 2.49m)

Bedroom 4
8'6 x 6'10 (2.59m x 2.08m)

Bathroom

Outbuildings

Shed
15'8 x 8'10 (4.78m x 2.69m)

Gym
20'7 x 15'3 (6.27m x 4.65m)

Parking
Driveway parking leading to carport and garage.

Tenure
Freehold

Council Tax Band
E

EPC - D

Services
Mains gas, electric, water and drainage. Broadband - The current supplier is Virgin, broadband type we have been advised is fibre. There are no known issues with mobile phone coverage using the vendors current supplier, O2. You are advised to refer to the Ofcom checker for information regarding mobile signal and broadband.

