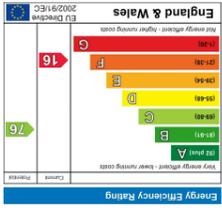




These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as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

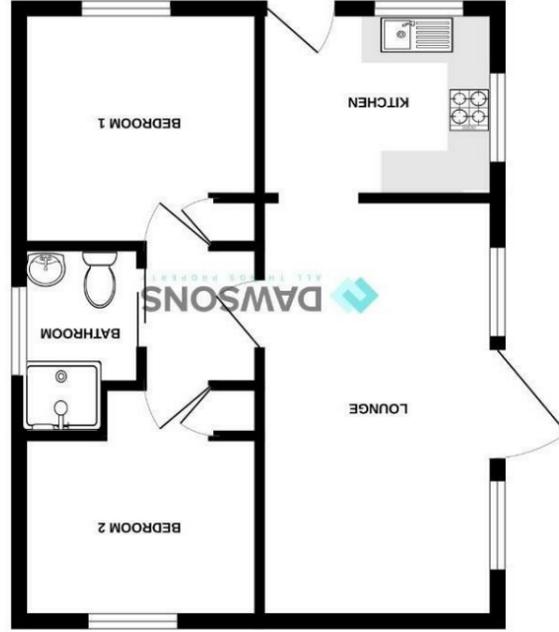
This floor plan has been prepared to show the general layout of the property and is not intended to be used as a legal document. It is not a contract and does not constitute an offer or contract. The purchaser should verify the accuracy of the floor plan by inspection and should not rely on it as a statement of fact. The floor plan is provided for information only and does not constitute an offer or contract. The purchaser should verify the accuracy of the floor plan by inspection and should not rely on it as a statement of fact.



EPC



AREA MAP



GROUND FLOOR

FLOOR PLAN



25 Summercliff Chalets
 Caswell Bay, Swansea, SA3 3BP
 Asking Price £180,000



GENERAL INFORMATION

Situated within the sought-after Summercliff development at Caswell, this charming detached holiday chalet enjoys an enviable coastal position just a stone's throw from the golden sands of Caswell Bay and the breathtaking scenic cliff-top walks that make this stretch of coastline so desirable.

Perfectly positioned for both relaxation and exploration, the property is also conveniently close to the vibrant village of Mumbles, renowned for its boutique shops, welcoming bars, popular restaurants, picturesque sea front promenade and the iconic Mumbles Pier.

The accommodation is thoughtfully arranged and comprises an open-plan lounge/dining area, creating a bright and versatile sociable living space and a kitchen. There are two bedrooms both benefitting from built-in wardrobes and a shower room, offering comfortable accommodation for family and guests alike.

Externally, the property benefits from a private patio to the side of the chalet along with an allocated parking space and access to well-maintained communal gardens, providing pleasant outdoor surroundings to enjoy throughout the season.

An excellent opportunity can be used for personal use and/or as a going concern, self catering, holiday let to generate an income.

The chalet is being sold as seen and will be sold including all fixtures, fittings & furniture.

FULL DESCRIPTION

Entrance

Kitchen

8'10 x 7'1 (2.69m x 2.16m)

Lounge

15'9 x 8'10 (4.80m x 2.69m)

Hallway

Bedroom 1

8'11 x 8'10 (2.72m x 2.69m)

Bedroom 2

8'11 x 8'9 (2.72m x 2.67m)

Bathroom



Tenure

Freehold

Annual site fees for 2025-2026 are £1372.

Council Tax Band

A

EPC - G

Services

Mains electric, water, & drainage.

The current seller has broadband and mobile phone supplied via Vodafone. You are advised to refer to the Ofcom checker for further information regarding mobile signal & broadband coverage.

There is communal site wifi available that is included in the site fees.