







VA Newton Road, Swansea, SA3 4BN





Map data @2025 Google

Cambridge Rd

Oueens Rd

B4593

ит лечен

səlquinm &

or warranty in respect of the property. 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 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

EbC





HTUOMASTEY



FLOOR PLAN



GENERAL INFORMATION

Dawsons are delighted to present this beautifully extended and sympathetically refurbished five-bedroom semi-detached period property, ideally located in the heart of the ever-popular Mumbles. Set within walking distance of award-winning restaurants, boutique shops, Swansea Bay promenade, and within the catchment for Oystermouth Primary School, this stunning family home blends timeless character with modern comforts.

Behind a quaint front courtyard, the home opens into a welcoming hallway with wood effect floors and traditional features. The formal lounge and family room boast cast iron fireplaces and decorative coving, flowing into a light-filled kitchen/diner with vaulted ceiling, Velux skylights, a utility room and access to the rear garden. A downstairs WC adds convenience.

Upstairs, the first floor offers a luxurious family bathroom, three bedrooms including a generous master with en-suite, and a smaller room ideal as a nursery or study. Two further bedrooms are located on the second floor, both with Velux windows and eaves storage, perfect for guests or teenagers.

The rear garden is arranged over two levels with a spacious terrace for entertaining, a lawn, and decking area for relaxation.

This is a rare opportunity to own a substantial and stylish home in one of Swansea's most sought-after coastal locations, rich in period detail, thoughtfully updated, and ready to enjoy.

FULL DESCRIPTION

Entrance Porch

Hallway

Lounge 12'4 x 12' (3.76m x 3.66m)

Family Room 12'4 x 9'7 (3.76m x 2.92m)

Kitchen / Diner 16'7 x 14' (5.05m x 4.27m)

Utility Room

WC

Stairs To First Floor Landing



















Bedroom 2 12'11 x 9'9 (3.94m x 2.97m)

Bedroom 3 / Study

Bathroom

9'6 x 8'1 (2.90m x 2.46m)

Stairs Leading To Second Floor

Landing

Bedroom 4

11' x 6'9 (3.35m x 2.06m)

Bedroom 5 10'7 x 6'5 (3.23m x 1.96m)

Parking

Parking is available to the front of this property via residents parking. Buyers are advised to contact the local authority regarding parking permit availability and costs.

Tenure

Freehold

Council Tax Band

EPC-F

Services

Mains gas electric, water & drainage. Broadband - The current supplier is TalkTalk. The broadband type is fibre. Mobile - There are no known issues with mobile coverage using the vendors supplier, Vodafone.

You are advised to refer to the Ofcom checker for information regarding broadband and mobile signal.





