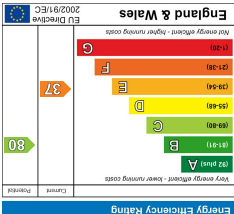
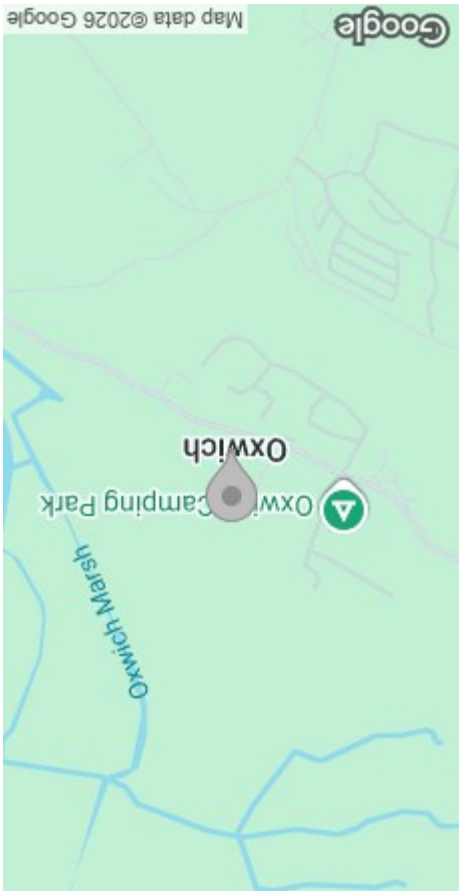


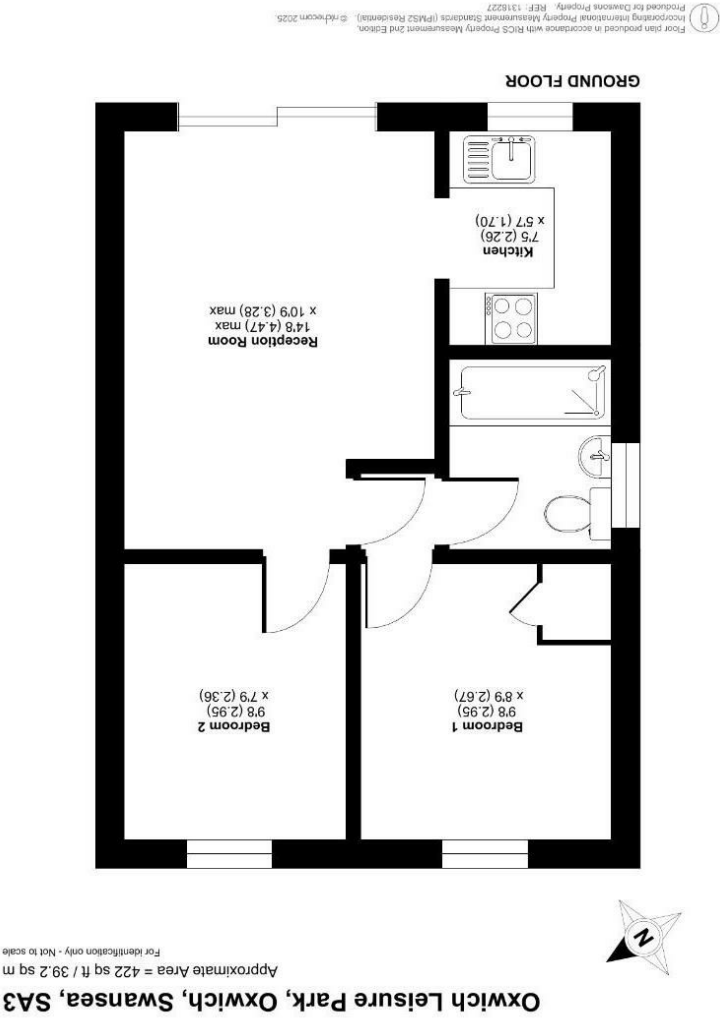
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as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



DAWSONS

55 Oxwich Leisure Park
Oxwich, Swansea, SA3 1LS
Asking Price £125,000

2 1 1 F

DAWSONS
ALL THINGS PROPERTY

GENERAL INFORMATION

Nestled in the picturesque village of Oxwich, just a short stroll from the stunning Oxwich Bay, this delightful semi-detached holiday chalet offers the perfect coastal retreat with 10-month occupancy. Set within a peaceful and well-maintained development, the property is ideally positioned close to local amenities, sandy beaches, and scenic walking routes along the Gower Peninsula.

The chalet is well-presented throughout and features a bright open-plan lounge and dining area, ideal for relaxing after a day at the beach. A fitted kitchen provides ample storage and workspace, while the modern bathroom and two comfortable bedrooms complete the internal accommodation.

Externally, the property benefits from lawned garden areas, a private patio seating area perfect for al fresco dining, and allocated parking for convenience.

Whether you're seeking a coastal bolt-hole, a holiday let investment, or a family getaway, this charming chalet ticks all the boxes.

FULL DESCRIPTION

Entrance

Reception Room
14'8 max x 10'9 max (4.47m max x 3.28m max)

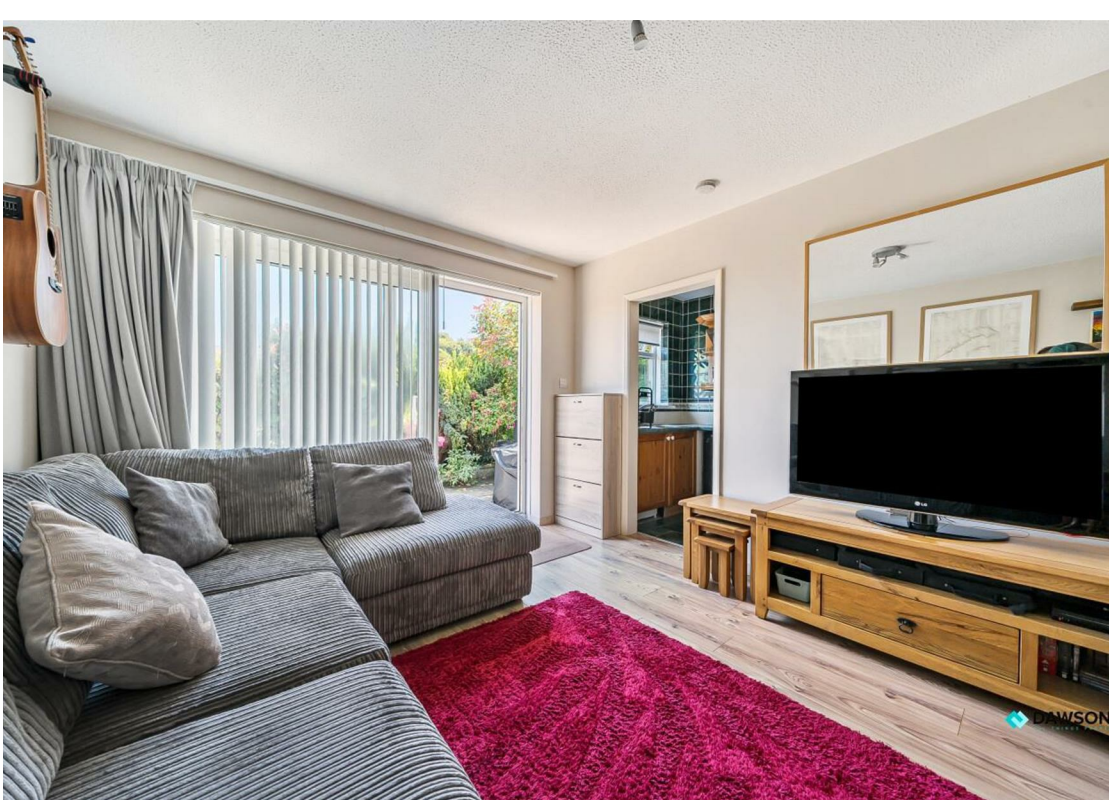
Kitchen
7'5 x 5'7 (2.26m x 1.70m)

Bedroom 1
9'8 x 8'9 (2.95m x 2.67m)

Bedroom 2
9'8 x 7'9 (2.95m x 2.36m)

Bathroom

Parking



Tenure
Leasehold
199 year lease from 14th October 2016 to 25th December 2215. 190 years remaining.
Annual service charge - £1000.50 plus vat.
Annual ground rent - £320.00 plus vat

Council Tax Band
A

EPC - F
Services
Mains water, electricity and drainage. There is a water meter.
You are advised to refer to the Ofcom checker for information regarding mobile signal and broadband coverage, as, due to the property being vacant, we cannot confirm availability.

