64 Heather Crescent

Sketty Park, Swansea, SA2 8HS

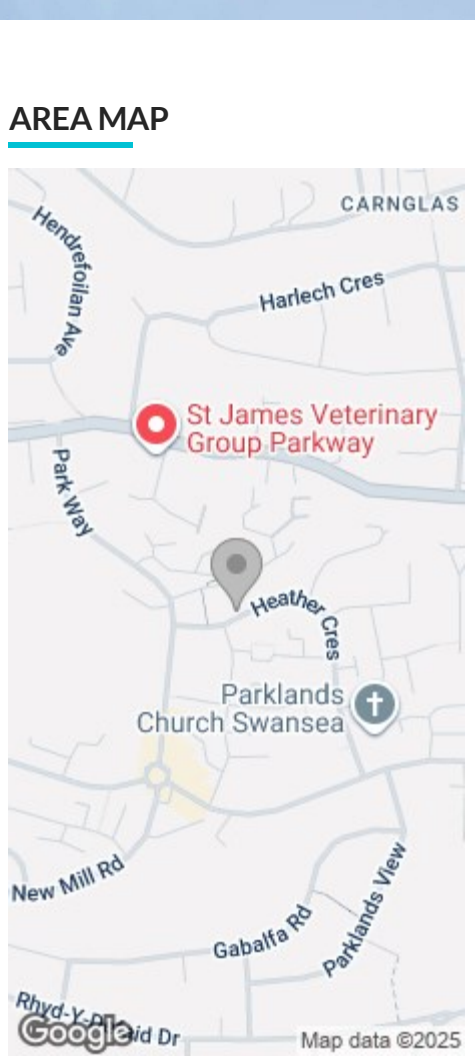
Asking Price £170,000

3 | 1 | 1 | C

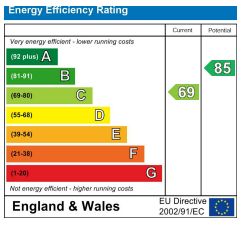
FLOOR PLAN

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

AREA MAP



EPC



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.

90 Gower Road, Sketty, Swansea, SA2 9BZ
T **01792 299655** E **sk@dawsonsproperty.co.uk**
W **dawsonsproperty.co.uk**

The Property Ombudsman
Relocation agent network
BEST ESTATE AGENT GUIDE AWARDS 2021 WINNER SALES
BEST ESTATE AGENT GUIDE AWARDS 2021 WINNER LETTINGS

GENERAL INFORMATION

Calling all investors and first time buyers!! No onward chain!!
Situated in a chain-free arrangement, this mid terrace house is a fantastic opportunity for those looking to move into a well established community. Its proximity to Olchfa Comprehensive and Parklands Primary plus shops, makes it an ideal location for families or individuals alike.

The accommodation is set over two levels with the ground floor comprising, Entrance hall. Good size family lounge. Modern kitchen that offers ample space for a dining table, creating a lovely area for family meals. Off the first floor 3 bedrooms can be found together with a bathroom.

The property benefits from gas central heating and double glazing. Externally there is a rear garden, ideal for enjoying outdoor activities or simply unwinding in the fresh air.

Don't miss this opportunity to secure a home in this highly popular area!

FULL DESCRIPTION

GROUND FLOOR

ENTRANCE HALL

LOUNGE
16'4" x 6'8" (4.97 x 2.02)

KITCHEN/DINING ROOM
19'3" x 7'3" (5.86 x 2.20)

FIRST FLOOR

LANDING

BEDROOM 1
11'10" x 10'6" (3.61 x 3.21)

BEDROOM 2
11'9" x 6'11" (3.58 x 2.11)

BEDROOM 3
9'4" x 8'10" (2.84 x 2.70)

BATHROOM

EXTERNAL

FRONT
Laid to lawn and paved front garden with borded shrubs.

REAR
Steps leading to enclosed rear garden laid to lawn and patio area with brick storage shed and side access.

TENURE
Freehold

EPC
Rating C

COUNCIL TAX
Band B

SERVICES
Mains electrics. Mains sewerage. Mains water. Mobile phone and Broadband can be found via Ofcom Checker.

ADDITIONAL INFORMATION
This property is ex local authority