

GENERAL INFORMATION

Dawsons are delighted to offer this spacious three-bedroom detached bungalow, tucked away in a quiet cul-de-sac and set back from the road with a generous driveway and garage providing ample off-road parking. The home presents fantastic potential for buyers looking to personalise and create their ideal living space.

The well-proportioned accommodation briefly comprises: an inviting entrance hallway, a bright and airy lounge opening through to a dining room, a fitted kitchen, three double bedrooms, a shower room, and a separate W/C. Additional benefits include gas central heating, double glazing, and a private rear garden mainly laid to lawn.

Perfectly positioned on Gabalfa Road, this property offers convenient access to local shops, schools, Singleton Hospital, parks, and the beautiful nearby coastline. Whether you're seeking a peaceful place to unwind or a home close to everyday amenities, this property provides the best of both worlds.

FULL DESCRIPTION

GROUND FLOOR

SIDE ENTRANCE HALL

LOUNGE
12'7" x 14'2" (3.84 x 4.34)

DINING ROOM
9'10" x 8'11" (3.00 x 2.74)

KITCHEN
10'5" x 9'8" (3.18 x 2.97)

BEDROOM 1
13'8" x 9'8" (4.17 x 2.97)

BEDROOM 2
10'4" x 9'8" (3.15 x 2.95)

BEDROOM 3
9'10" x 9'10" (3.01 x 3.02)



- SHOWER ROOM
- SEPARATE WC
- STORAGE ROOM
- EXTERNAL
Rear garden laid to lawn with patio area.
- PARKING
Off road parking to front
- GARAGE
17'1" x 8'2" (5.21 x 2.49)
- STORAGE SHED
7'10" x 7'4" (2.41 x 2.24)
- TENURE
Freehold
- EPC
D
- COUNCIL TAX
E
- SERVICES
Mains gas, electric, water (metered) & drainage.



You are advised to refer to the Ofcom checker for information regarding mobile signal and broadband coverage, as we cannot confirm availability.

ADDITIONAL INFORMATION
We are awaiting probate to be granted.