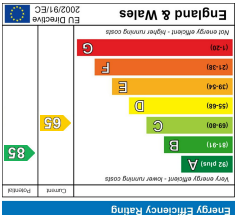
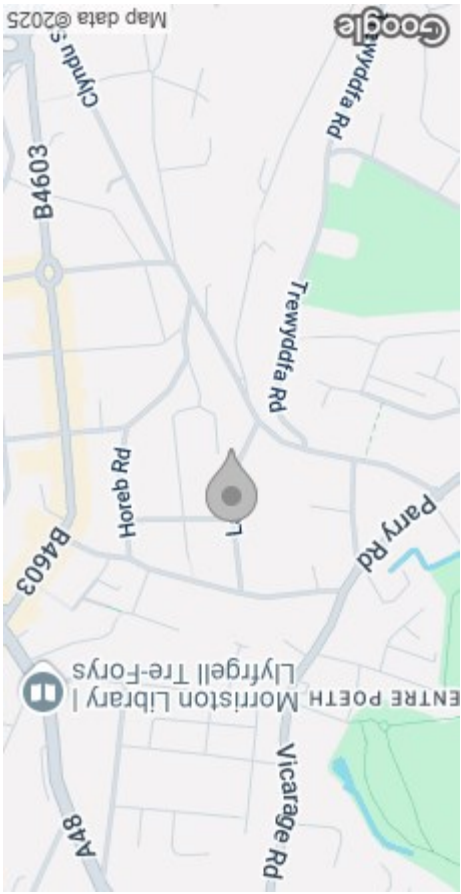


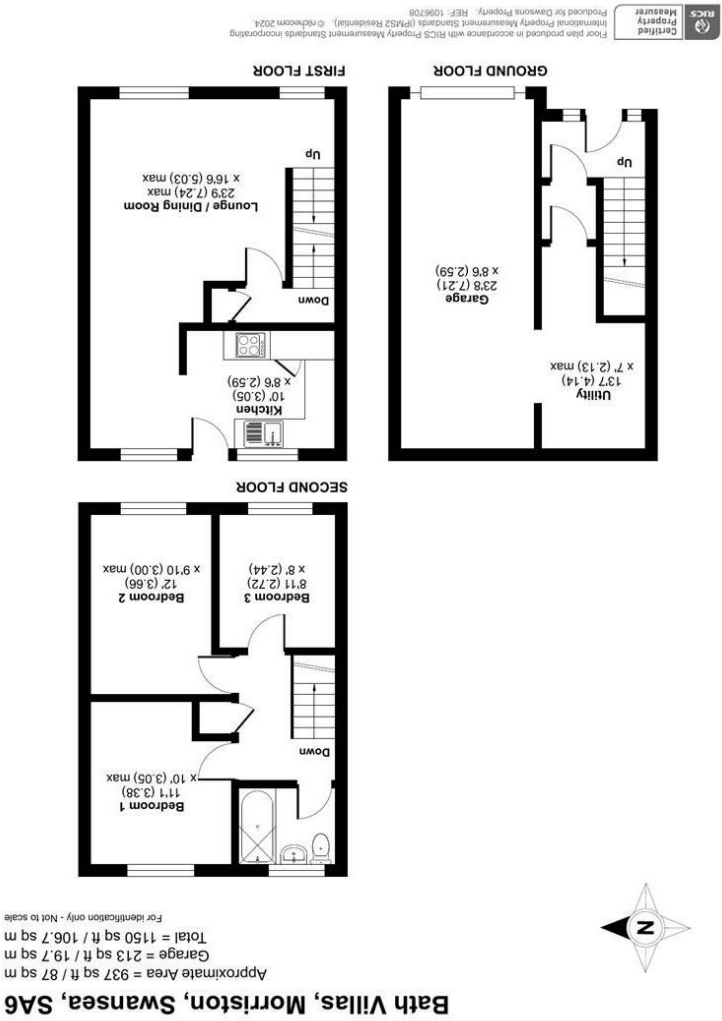
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as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



GENERAL INFORMATION

Welcome to this charming semi detached townhouse in the quiet cul de sac of Bath Villas, Morriston, Swansea.

This delightful property boasts open plan lounge/diner/kitchen, bathroom and three bedrooms, perfect for a growing family or those in need of extra space. The spacious reception room is ideal for entertaining guests or simply relaxing after a long day.

One of the standout features of this property is the convenient driveway, ensuring you never have to worry about parking.

Additionally, the utility and garage on the ground floor provide ample storage space and practicality for everyday living or potential for conversion to extra living space.

Situated close to local amenities, including the DVLA and Morriston hospital, this townhouse offers both convenience and accessibility. For those who commute, the great transport links to Swansea and the M4 make travel a breeze.

With no onward chain, this lovely house presents a fantastic opportunity for a smooth and swift purchase.

FULL DESCRIPTION

Entrance

Utility  
13'7 x 7'0 max (4.14m x 2.13m max )

Garage  
23'8 x 8'6 (7.21m x 2.59m)

First Floor

Hallway

Lounge/Dining Room  
23'9 max x 16'6 max (7.24m max x 5.03m max)



Kitchen  
10'0 x 8'6 (3.05m x 2.59m)

Second Floor

Landing

Bathroom

Bedroom One  
11'1 x 10'0 max (3.38m x 3.05m max)

Bedroom Two  
12'0 x 9'10 max (3.66m x 3.00m max)

Bedroom Three  
8'11 x 8'0 (2.72m x 2.44m)

External

Parking  
Driveway and garage

Council Tax Band  
C

EPC  
D

Tenure  
Freehold

Services  
Mains electricity, gas and water (billed). 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.

