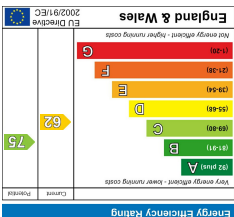
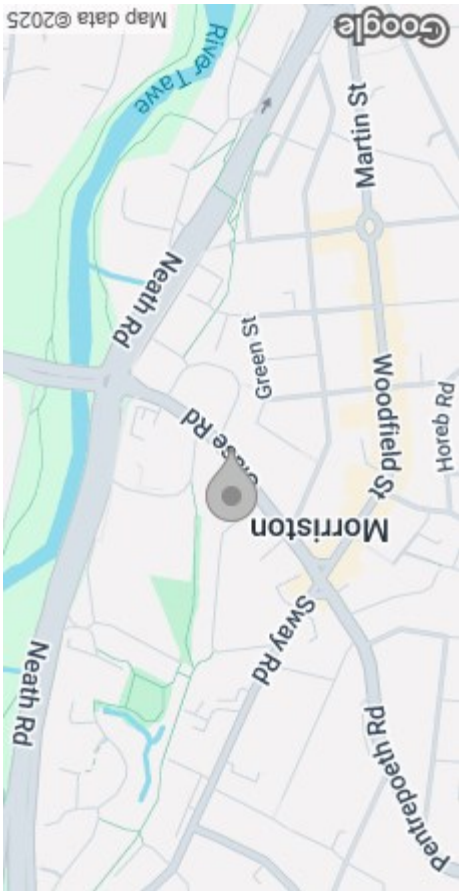


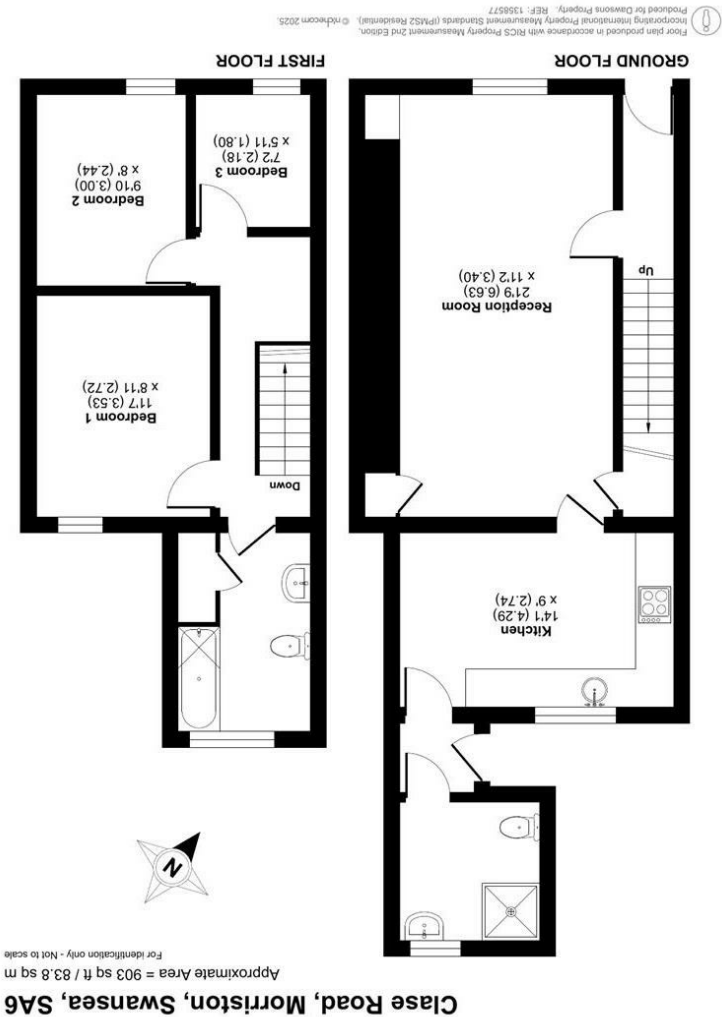
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as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

Situated on Clase Road in the vibrant area of Morriston, Swansea, this charming mid-terrace house presents an excellent opportunity for both families and professionals alike. The property boasts three well-proportioned bedrooms, family bathroom and ground floor shower room, providing ample space for comfortable living. The inviting reception room serves as a perfect gathering space, ideal for relaxation or entertaining guests.

The modern fitted kitchen is a highlight of the home, equipped with contemporary appliances and stylish finishes, making it a delightful space. Adjacent to the kitchen, the enclosed rear garden offers a private outdoor retreat, perfect for enjoying sunny afternoons or hosting barbecues with family and friends.

Conveniently located, this property is in close proximity to local amenities, ensuring that daily necessities are just a stone's throw away. Additionally, the nearby DVLA and Morriston Hospital make it an ideal choice for those working in these sectors. The excellent transport links to the M4 motorway further enhance the appeal, providing easy access to Swansea and beyond.

With no chain involved, this property is ready for you to move in and make it your own.

FULL DESCRIPTION

Entrance

Reception Room
21'9 x 11'2 (6.63m x 3.40m)

Kitchen
14'1 x 9'0 (4.29m x 2.74m)

Shower Room

First Floor

Landing



Bathroom

Bedroom One
11'7 x 8'11 (3.53m x 2.72m)

Bedroom Two
9'10 x 8'0 (3.00m x 2.44m)

Bedroom Three
7'2 x 5'11 (2.18m x 1.80m)

External

Council Tax Band
A

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.

