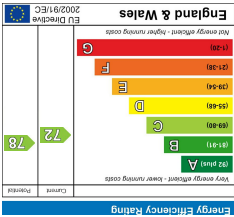


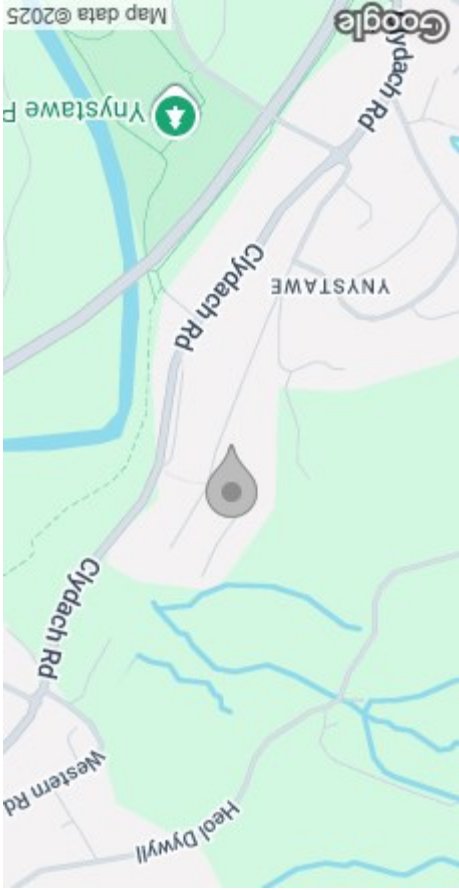
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While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is 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.

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EPC



AREA MAP



1ST FLOOR

GROUND FLOOR

FLOOR PLAN



39 Bwllfa Road
Ynystawe, Swansea, SA6 5AL
Offers Over £120,000



GENERAL INFORMATION

Situated on Bwllfa Road in the charming area of Ynystawe, Swansea, this well-maintained semi-detached house presents an excellent opportunity for families and first-time buyers alike. The property boasts three bedrooms, providing ample room for relaxation and personal space. The inviting reception room serves as a perfect gathering spot for family and friends, ensuring a warm and welcoming atmosphere.

One of the great features of this home is the enclosed rear garden, which offers a private outdoor space for relaxing or for hosting summer barbecues. Additionally, the property enjoys picturesque countryside views to the front, allowing residents to appreciate the beauty of nature right from their doorstep.

Convenience is key, and this property benefits from great transport links to the M4, making commuting to nearby cities and towns a breeze. With no chain involved, this home is ready for you to move in and make it your own without delay.

FULL DESCRIPTION

Entrance

Hallway

Lounge
16'5 x 11'10 (5.00m x 3.61m)

Kitchen
15'7 x 9'1 (4.75m x 2.77m)

First Floor

Landing



Bathroom

Bedroom One
14'8 x 9'1 max (4.47m x 2.77m max)

Bedroom Two
11'4 x 7'5 (3.45m x 2.26m)

Bedroom Three
8'2 x 7'8 (2.49m x 2.34m)

External

Council Tax Band
C

EPC
C

Tenure
Freehold

Services
Mains electricity, gas, water and sewerage. 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.

