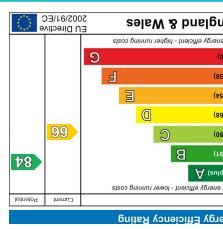
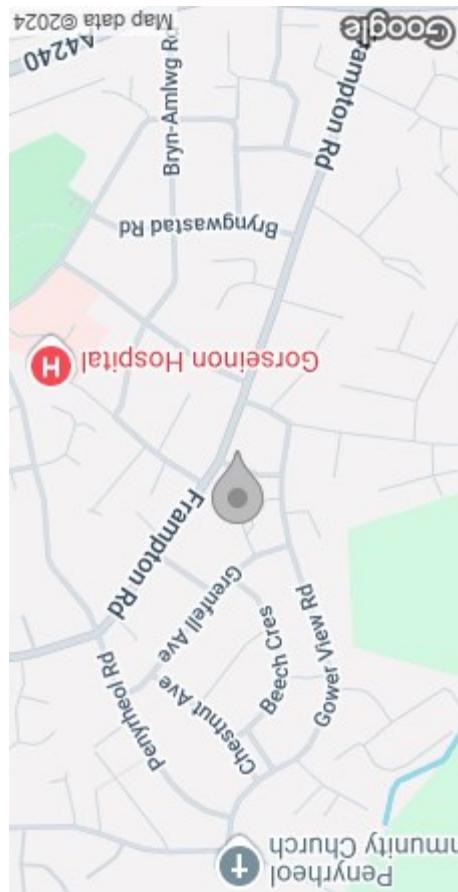




These particulars or representations of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



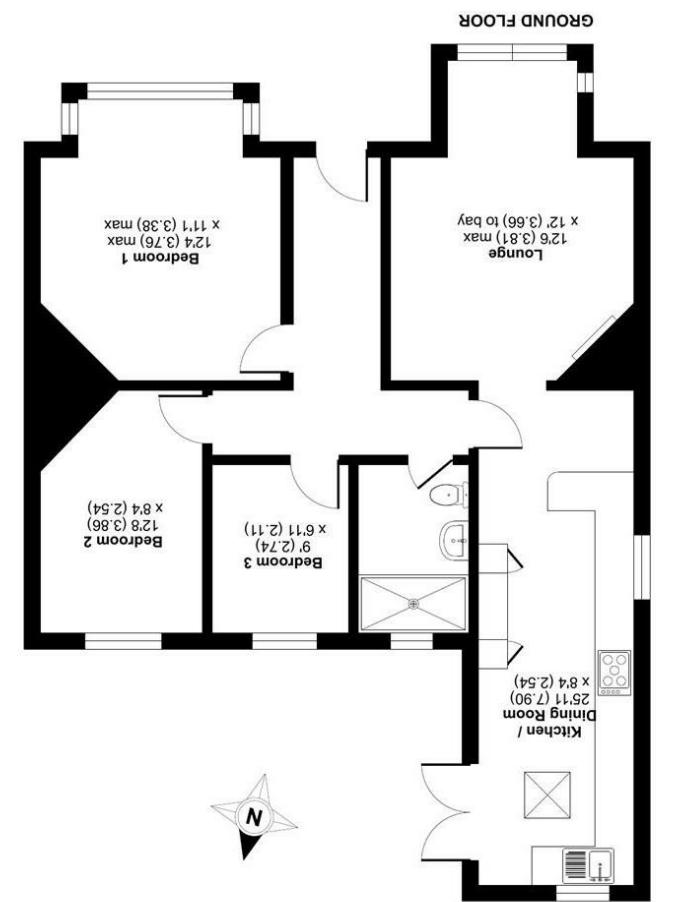
### EPC



### AREA MAP

Frampton Road, Gorseinon, Swansea, SA4

Approximate Area = 910 sq ft / 84.5 sq m  
For identification only - Not to scale



### FLOOR PLAN



## GENERAL INFORMATION

This delightful three bed roomed recently renovated Detached Bungalow is situated in a convenient location of Frampton Road, Gorseinon. Upon entering, you are greeted by oak parquet flooring in the hallway which adds a touch of elegance and warmth to the home. With a modern kitchen, perfect for whipping up delicious meals and entertaining guests. The property features one shower room, ensuring convenience for all residents. The spacious reception room offers a versatile space for relaxation and social gatherings. Outside, the bungalow offers a driveway to the front, providing convenient parking options. The large enclosed rear garden with a decking area is a lovely spot for outdoor activities, whether it's enjoying a morning coffee or hosting a summer barbecue. Don't miss out on the opportunity to make this charming detached bungalow your new home. Embrace the comfort and style this property has to offer in the heart of Gorseinon. Freehold | Council Tax Band = C | EPC = D



## FULL DESCRIPTION

### Entrance

### Hallway

### Lounge

12'5" max x 12'0" to bay (3.81m max x 3.66m to bay)

### Bedroom 1

12'4" max x 11'1" max (3.76m max x 3.38m max )

### Kitchen/Dining Room

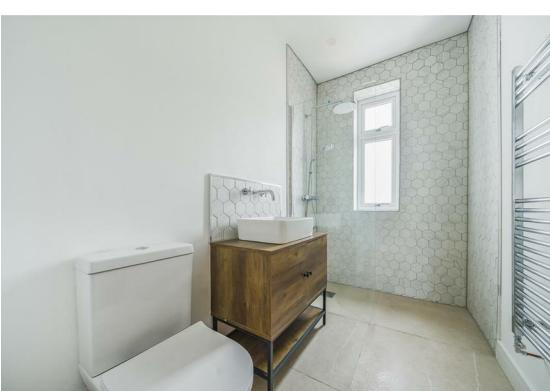
### Shower Room

### Bedroom 2

12'7" x 8'3" (3.86m x 2.54m )

### Bedroom 3

8'11" x 6'11" (2.74m x 2.11m )



### External

### Additional Information

You are advised to refer to Ofcom checker for mobile signal and coverage.

Vendor advises:

Electric - Yes - British Gas

Gas - Yes - British Gas

Water - Yes

Broadband - Yes

Broadband Supplier - British Gas

Broadband Type - FTTP

