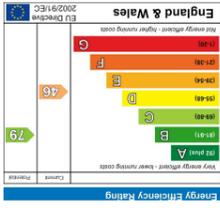
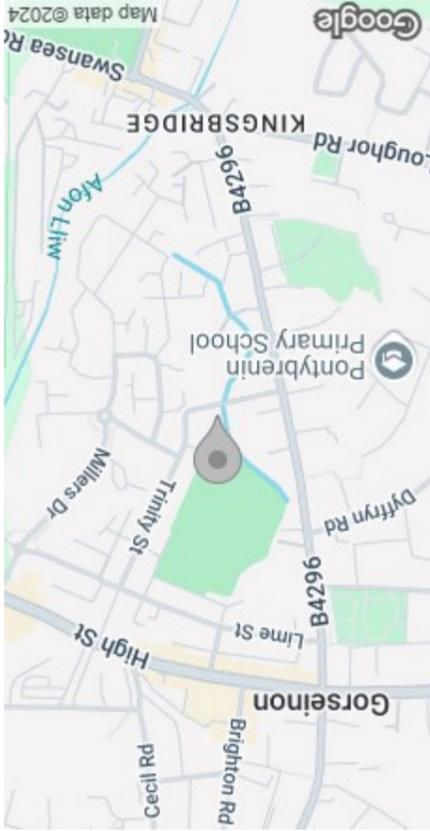




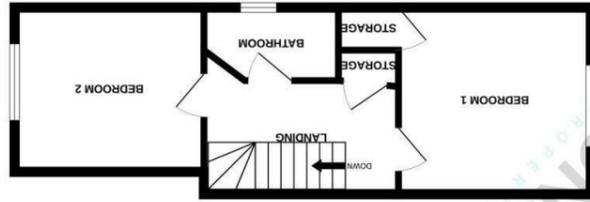
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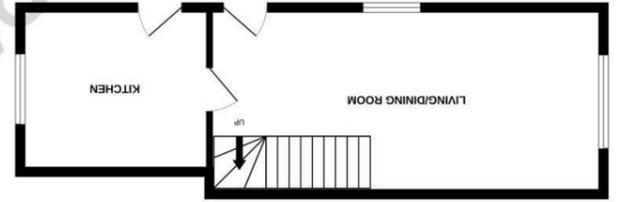
EPC



AREA MAP



1ST FLOOR



GROUND FLOOR

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any 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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FLOOR PLAN



21 Libanus Road
 Gorseinon, Swansea, SA4 4AN
 Offers Around £140,000



GENERAL INFORMATION

Nestled in Libanus Road, Gorseinon, this semi-detached property is a true gem waiting to be discovered. Boasting a generous size reception room, two spacious double bedrooms, and a modern bathroom, this property offers comfort and style in equal measure.

One of the standout features of this lovely home is its generous private rear garden, providing the perfect setting for outdoor gatherings and leisurely evenings under the stars. Imagine hosting summer barbecues or simply unwinding in your own peaceful sanctuary - the possibilities are endless.

With the property being vacant and offered with no chain, the opportunity to make this house your own couldn't be more enticing. Whether you're a first-time buyer looking to step onto the property ladder or an investor seeking a lucrative opportunity, this residence ticks all the boxes. Conveniently located close to local amenities, including a bus station, library, and schools, this property offers both comfort and convenience. Embrace the warmth of a welcoming community while enjoying easy access to everything you need for day-to-day living.

Don't miss out on the chance to make this property your own.

EPC = E | Council Tax Band = B | FREEHOLD



FULL DESCRIPTION

Ground Floor

Entrance

Hallway

Living/Dining Room

22'8" x 10'9" (6.93m x 3.29m)

Kitchen

10'10" x 9'6" (3.31m x 2.90m)

First Floor

Landing

Bedroom 1

11'7" x 11'1" (3.54m x 3.40m)

Bedroom 2

10'5" x 8'11" (3.20m x 2.72m)



Family Bathroom

8'4" x 5'0" (2.56m x 1.53m)

External

Additional Information

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

Electric - Yes - EDF

Gas - Yes - British Gas

Water - Yes

Water - Billed

Broadband - YES

