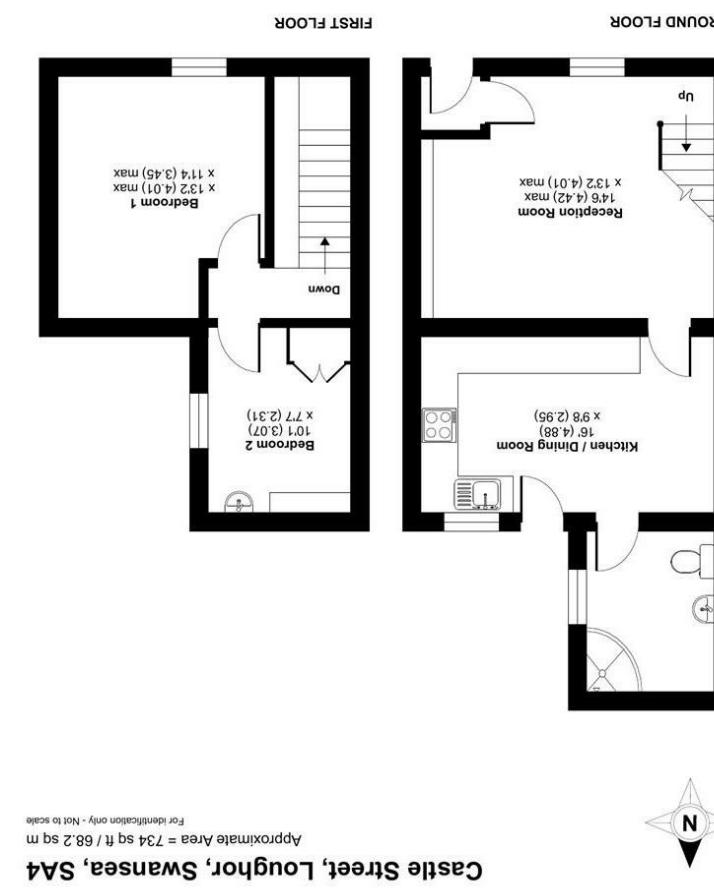


These particulars or representations of facts, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



AREA MAP



FLOOR PLAN



GENERAL INFORMATION

Situated in Castle Street, Loughor, this delightful semi-detached cottage presents an excellent opportunity for first-time buyers or those seeking a tranquil retreat. With its inviting character, the property boasts two well-proportioned bedrooms.

As you enter, you are greeted by a warm reception room that exudes a homely atmosphere, perfect for relaxation or entertaining guests with feature stone nooks that add a touch of rustic charm. The heart of the home is the spacious kitchen/diner, this area is not only functional but also provides a lovely setting for meals or social gatherings.

The property includes a convenient downstairs shower room, enhancing its practicality for everyday living. Step outside to discover an enclosed rear garden, offering a private outdoor space for gardening, alfresco dining, or simply enjoying the fresh air.

This charming cottage combines modern comforts with traditional features, making it a wonderful place to call home. With its prime location in Loughor, you will benefit from a friendly community and easy access to local amenities. Don't miss the chance to view this lovely property, which is sure to capture your heart.



FULL DESCRIPTION

Ground Floor

Entrance

Reception Room

14'6" max x 13'1" max (4.42m max x 4.01m max)



Kitchen/Dining Room

16'0" x 9'8" (4.88m x 2.95m)



First Floor

Landing

Wet Room

Bedroom 1

13'1" max x 11'3" max (4.01m max x 3.45m max)



Bedroom 2

10'0" x 7'6" (3.07m x 2.31m)

Parking

No on road parking

Council Tax band = B

EPC = D

Tenure

FREEHOLD

Services

Heating System - Gas
Mains gas, electricity, sewerage and water (billed)

Broadband - The current supplier is Plusnet

Mobile - Generally there are no known issues with mobile coverage using the vendors current supplier, Giff Gaff. Weak signal in living room. You are advised to refer to Ofcom checker for information regarding mobile signal and broadband coverage.

