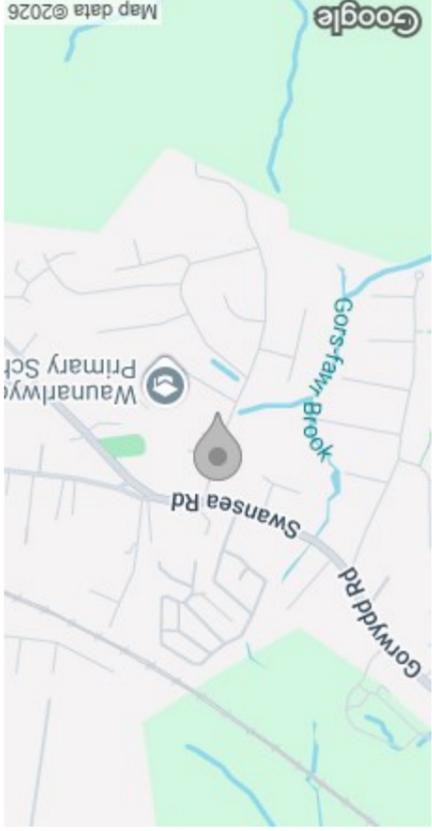
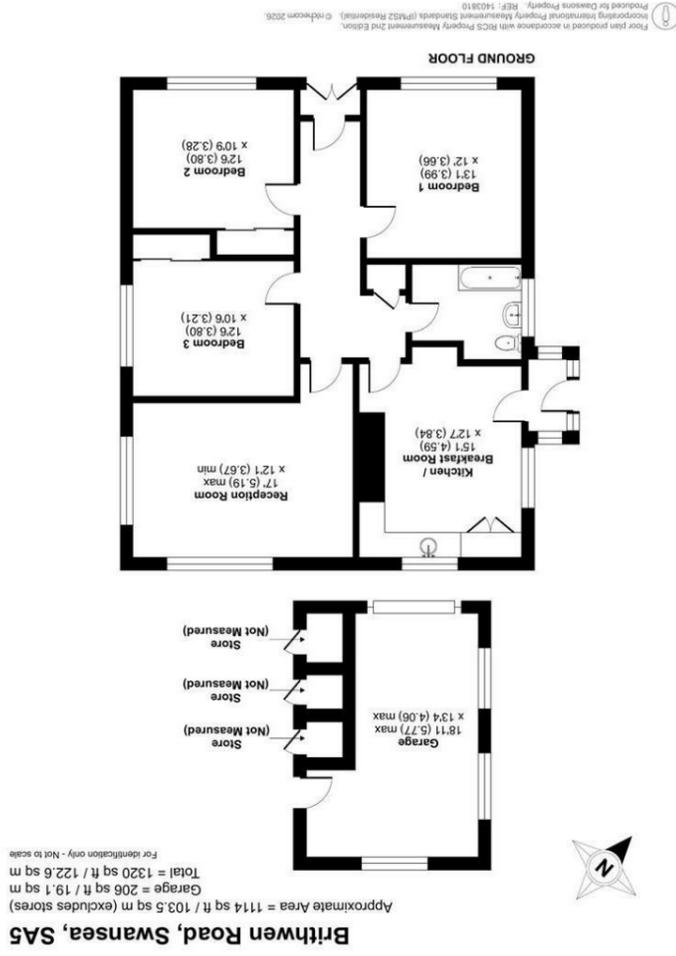


EPC



AREA MAP

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.



FLOOR PLAN



37 Brithwen Road
 Waunarlwydd, Swansea, SA5 4QS
 Offers Around £230,000



GENERAL INFORMATION

Situated on Brithwen Road in Waunarlwydd, Swansea, this delightful three-bedroom detached bungalow presents an excellent opportunity for those seeking a project to make their own. The property is chain-free and offers a blank canvas, allowing you to modernise and personalise it to your taste.

A spacious reception room provides a welcoming atmosphere, perfect for relaxing or entertaining guests. The bungalow features three well-proportioned bedrooms, ideal for families or those needing extra space for guests or a home office.

The exterior of the property boasts a garage and a driveway, providing ample parking space and convenience. The front garden adds to the appeal, while the generously sized rear garden offers a wonderful outdoor space for gardening, play, or simply enjoying the fresh air.

This bungalow is conveniently located close to local primary and comprehensive schools, making it an ideal choice for families. With its potential for modernisation and its desirable location, this property is a fantastic opportunity for buyers looking to create their dream home in a lovely community. Don't miss the chance to view this charming bungalow and envision the possibilities it holds.

FULL DESCRIPTION

Entrance

Hallway

Reception Room

17'0" max x 12'0" min (5.19m max x 3.67m min)

Kitchen/Breakfast Room

15'0" x 12'7" (4.59m x 3.84m)

Family Bathroom

Bedroom 1

13'1" x 12'0" (3.99m x 3.66m)

Bedroom 2

12'5" x 10'9" (3.80m x 3.28m)

Bedroom 3

12'5" x 10'6" (3.80m x 3.21m)



Parking

Driveway and Garage (5.77m max x 4.06m max)

Council Tax Band = E

EPC = D

Tenure

Freehold

Services

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

You are advised to refer to Ofcom checker for information regarding mobile signal and broadband coverage, as, due to the property being vacant, we cannot confirm availability

