

710 Mumbles Road, Mumbles, SA3 4EH



An absolutely gorgeous seafront home in Mumbles offering spacious and bright accommodation arranged over three floors with outstanding sea views to the front elevation.

There are three bedrooms and a loft room (which could easily be utilised as a fourth bedroom), there are two bathrooms and the open plan living space on the ground floor offers an excellent area to relax and enjoy the view.

There is a small courtyard garden to the rear and there is permit parking to the front of the house.



£465,000 FREEHOLD

Accessed via a walled front garden leading to the front door where there is an entrance hall which leads directly into the open plan living space.

The reception room at the front of the house has a large bay window overlooking the sea and there is a lovely fireplace.

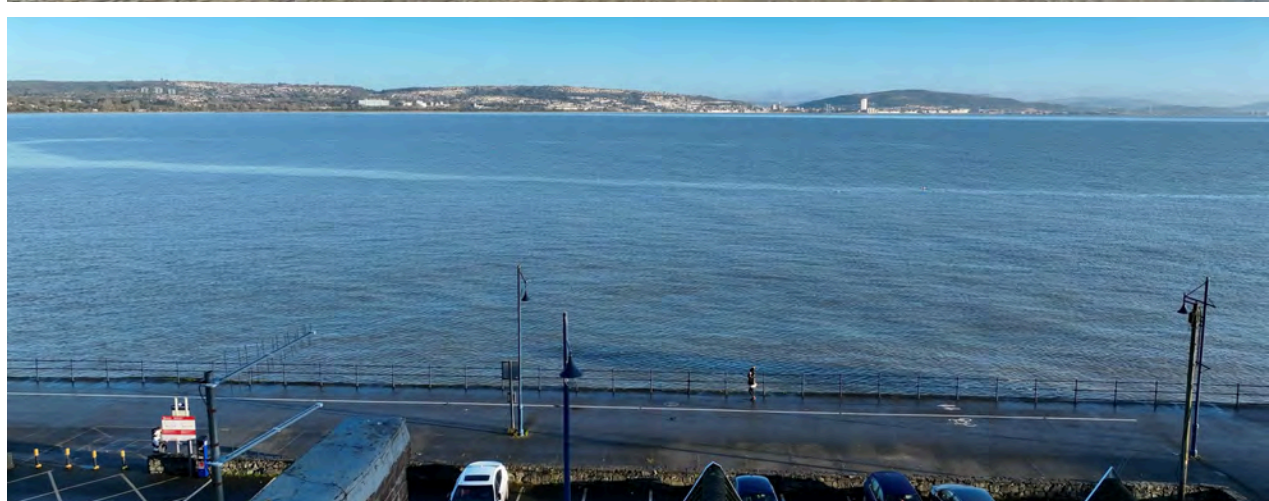
The kitchen is contemporary in style and offers ample space for a dining table. There is understairs storage off the kitchen and a door leading to an enclosed and private courtyard which offers a pleasant space to sit outside.

The stairs leading up to the first floor are recessed off the reception room.

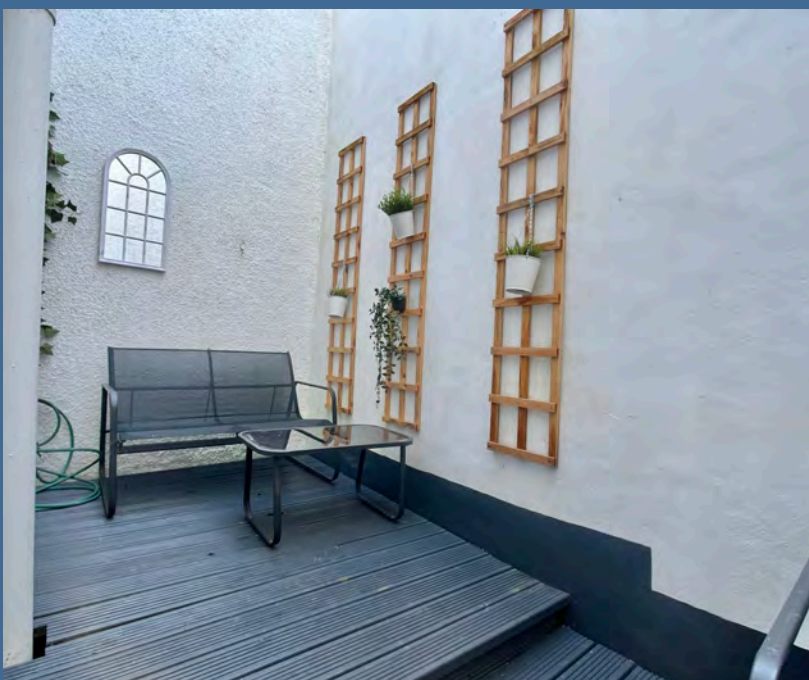
On the first floor, the master bedroom is at the front of the house and enjoys the stunning view from a large bay window. The family bathroom is also on this floor and it is luxurious in size and finish.

On the second floor there are two further double bedrooms, one enjoys those incredible sea views, and there is a shower room on this floor.

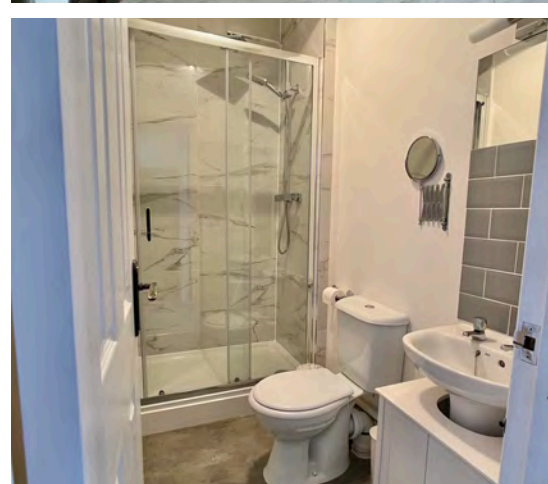
The third floor is a spacious loft room, which could easily double as a fourth bedroom.













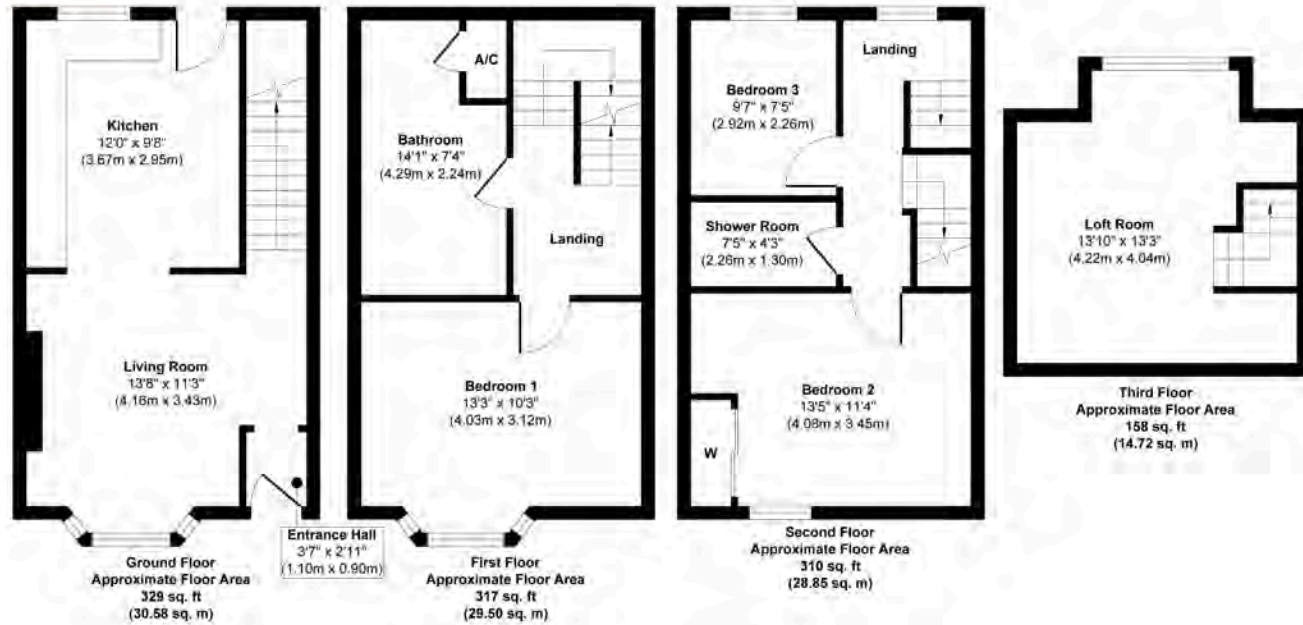
The property is FREEHOLD

The property is connected to all mains services and the central heating is fired by a Gas boiler.

The council tax band is E (£2,314p.a.)

The EC rating is TBC

710 Mumbles Road, Mumbles



Approx. Gross Internal Floor Area 1114 sq. ft / 103.65 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale
Produced by Elements Property

This is an excellent location, nestled on the seafront promenade only a stroll along the waters edge from Oysterwharf (400m). Marks and Spencers is 700m. This could not be a better location to immerse yourself in the vibrant village life of Mumbles. Verdi's and Joes Ice Cream are both within 400m of the property also.

Other wonderful things to do that are almost on the doorstep include, Mumbles Nature Reserve and The Coastal Path, Mumbles Road offers every opportunity to walk out into nature.

Local beaches include Limeslade and Bracelet Bay (0.5miles) and Llangland Bay (0.7 miles on foot). The beautiful Clyne Gardens are only 1.5 miles away also.

This location also offers superb access to Mumbles Road for commuting into Swansea and the M4 beyond, and of course access to all the beaches Gower has to offer!



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