

THE
GREENROOM
ESTATE AGENCY



 PerfectHome

No. 624

**5-6 Union Street,
Swansea, SA1 3EE**

A mid-terraced shop and upper parts situated on Union Street in Swansea city centre, opposite Swansea Market and 50 yards from the Quadrant Shopping Centre. Union Street links the Quadrant to Oxford Street and The Kingsway offering a superb city centre location with high levels of footfall.

The property totals over 7,981sqft approx. of which 3,241sqft is on the ground floor.

The floor areas are set out as follows:

Ground Floor: 3,241sqft

Basement: 483sqft

First floor: 3,181sqft

Second Floor: 1,156sqft

Third Floor: 403sqft.

The building is offered with vacant possession.

Price: Offers in the region £465,000

Tenure: FREEHOLD

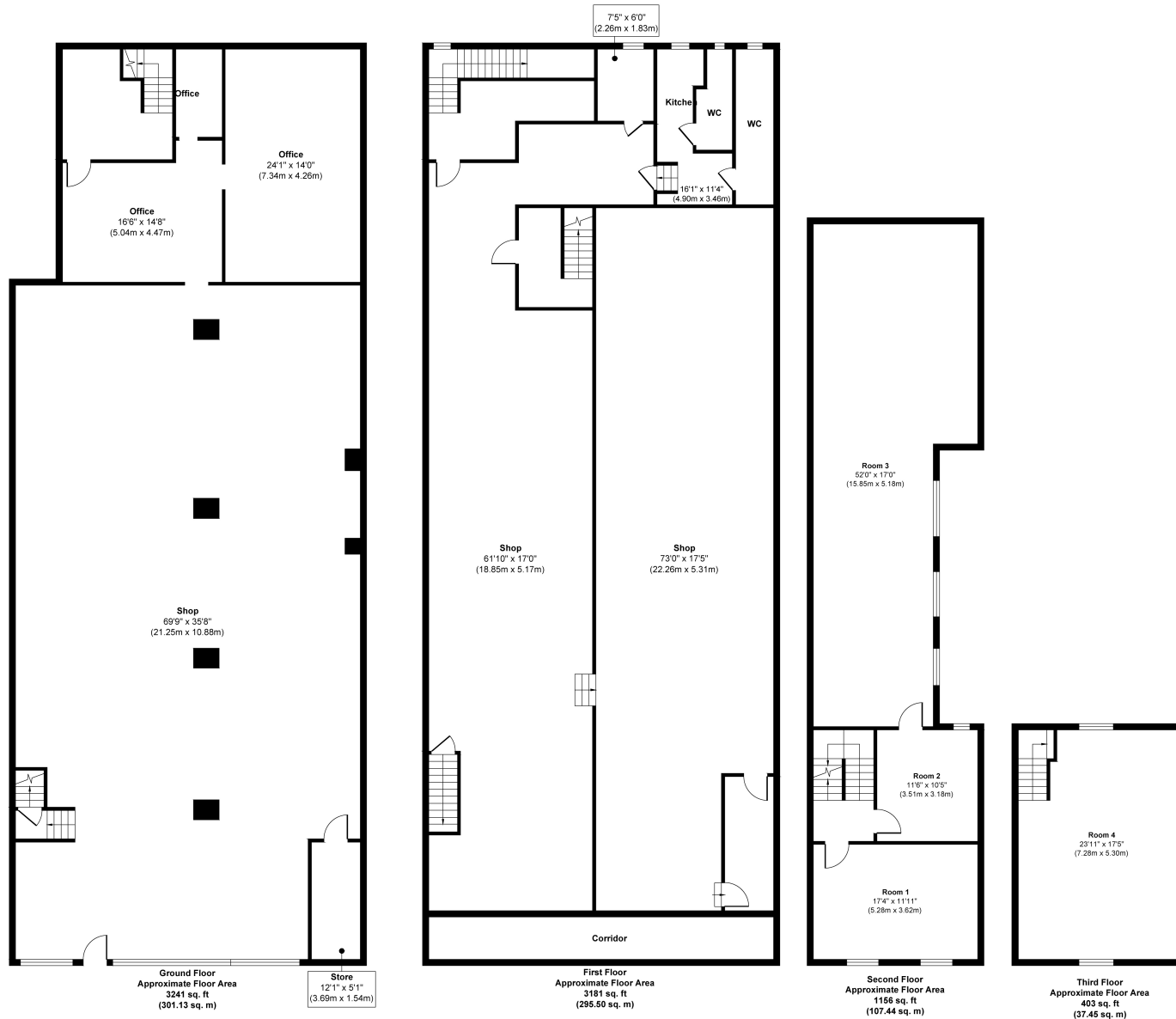
EPC: Energy Rating D - Valid until 2027

Legal Costs: Each side to be responsible for their own legal fees.





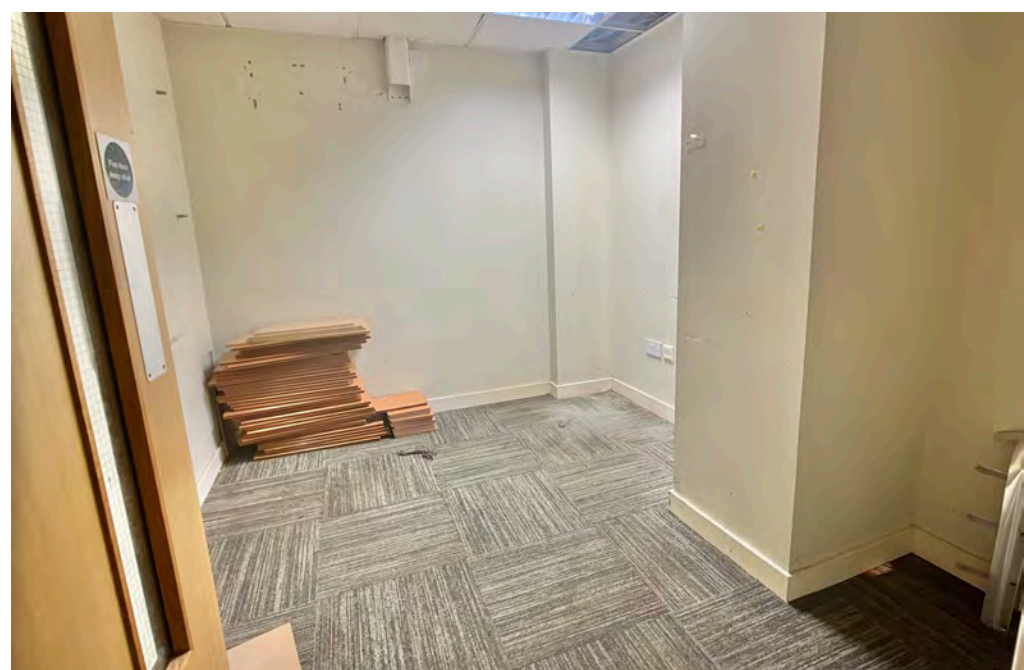
5-6 Union Street, Swansea



Approx. Gross Internal Floor Area 7981 sq. ft / 741.52 sq. m (Excluding Corridor)

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property











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Whilst every effort has been made to ensure these details are accurate, they are for illustrative purposes only and should be read as a guide and not relied upon. Internal floorplans may be subject to alteration. Dimensions listed are maximum and approximate. Computer generated images are for illustrative purposes only.

