



FIRST FLOOR APARTMENT

14 LANGLAND ROAD, MUMBLES, SA3 4LX

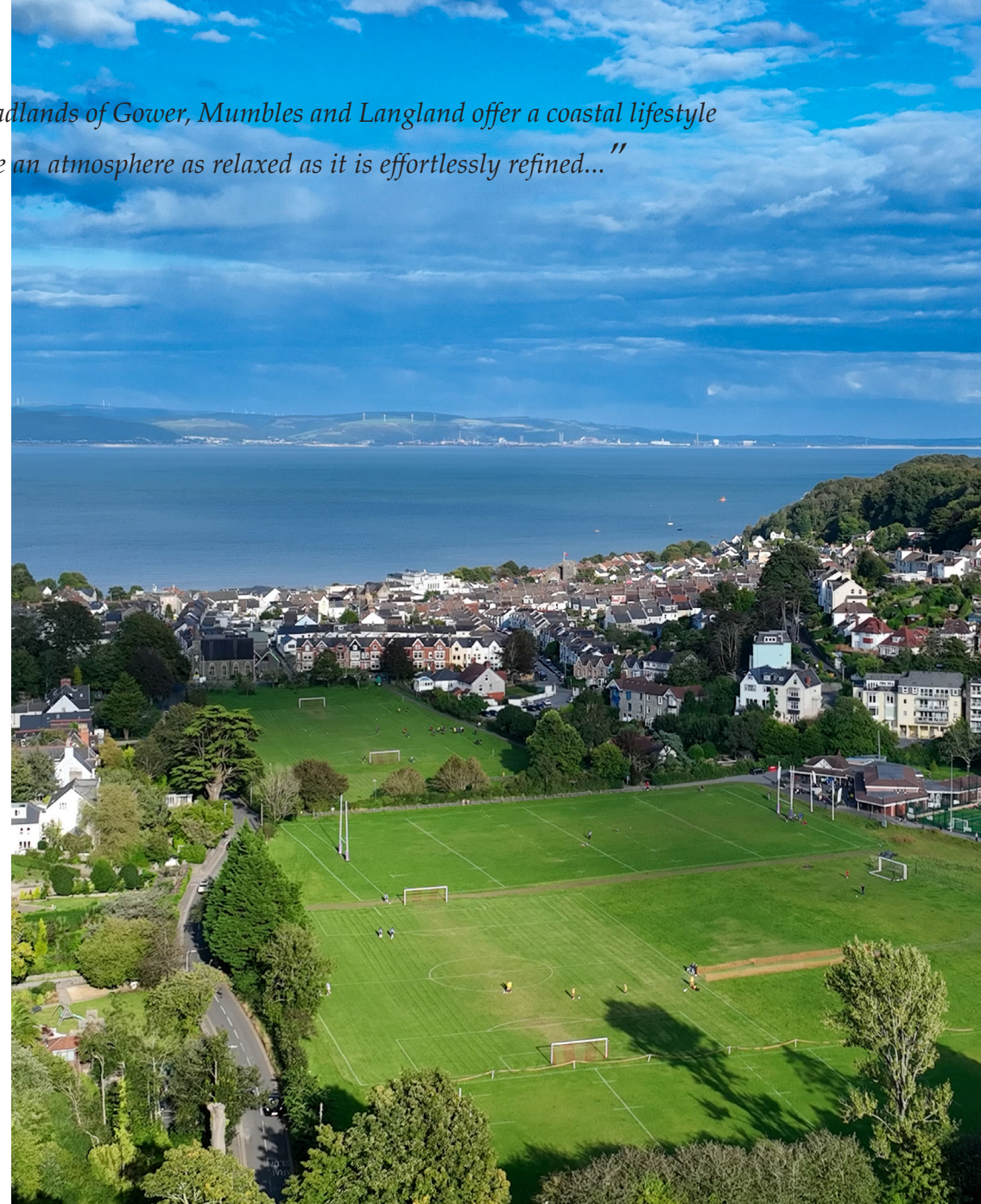


“Tucked between the sparkling curve of Swansea Bay and the rolling green headlands of Gower, Mumbles and Langland offer a coastal lifestyle rich in charm—where boutique cafés, cliffside walks, and golden beaches create an atmosphere as relaxed as it is effortlessly refined...”

A beautifully proportioned period apartment offering generous living space across two floors, set within an elegant Victorian villa just moments from the coast.

With a private garden, park views, and timeless architectural features, this is a rare opportunity in one of Mumbles’ most sought-after locations.

£449,995



SQUARE FOOTAGE/ACREAGE

1,987 Sq Ft

ACCOMMODATION

Five Bedrooms
Three Bathrooms
Two Reception Rooms
Kitchen Breakfast Room

TENURE

SHARE OF FREEHOLD

SERVICES

The property is connected to all mains services and the central heating is fired by gas.

The Council tax is Band E (£2,619p.a.)

The EPC rating is D















THE PROPERTY

A Substantial Victorian Apartment with Garden and Park Access – Moments from Mumbles and Langland Bay

Occupying the first and second floors of an elegant Victorian semi-detached property, this expansive apartment offers 1987 sq ft of characterful living space in one of the most desirable coastal locations in South Wales. With Share of Freehold tenure and just one other residence in the building, it presents a rare opportunity to acquire a home of exceptional proportions, charm, and potential.

Perfectly positioned equidistant between the vibrant village of Mumbles and the golden sands of Langland Bay, the property combines lifestyle and convenience in equal measure. Internally, the apartment boasts gracious high ceilings and striking bay windows to both front and rear, which flood the living spaces with natural light and frame views over the surrounding greenery, including a lovely outlook to Underhill Park at the rear.

The versatile accommodation includes five bedrooms, three bathrooms, two elegant reception rooms, and a spacious kitchen breakfast room, ideal for modern family living or entertaining. While the interiors are entirely liveable, they would now benefit from cosmetic updating—offering superb scope to enhance and personalise this already impressive home.

Externally, the property enjoys off-street parking and a private rear garden, a true rarity for apartments in this area, with direct gated access into Underhill Park—perfect for dog walks, children's play, or a morning jog.

This is a truly special home that blends Victorian grandeur with coastal living, offering a unique opportunity to reimagine and restore a property of real distinction.





THE LOCATION

Living on the cusp of Langland and Mumbles...

Langland is one of Swansea's most desirable enclaves, celebrated for its picture-perfect bay, iconic beach huts, and close proximity to the boutiques and cafés of Mumbles. This sought-after coastal spot offers a wonderfully relaxed lifestyle with scenic cliff walks, surfing opportunities, and the stunning Gower Peninsula just minutes away. Residents enjoy the convenience of top-rated schools nearby, easy access to Swansea's vibrant city centre, and a welcoming community atmosphere that makes living in Langland both peaceful and sociable. Whether you're seeking weekend beach days, breezy coastal strolls, or a thriving local culture, Langland has it all.

Mumbles, a charming coastal village on the edge of Swansea, offers the best of both worlds: vibrant village life and stunning natural beauty. Known for its relaxed seaside atmosphere, Mumbles has a wide variety of independent shops, boutique stores, and well-known brands like M&S. The Oyster Wharf development is a social hub, home to stylish bars, cafes, and restaurants where you can enjoy everything from a casual coffee to a special meal with views over Swansea Bay.

Cafes and eateries are plentiful in Mumbles, from cosy local spots perfect for brunch to fine dining options offering fresh, local seafood. Stroll along the sea front promenade, enjoying the views, or take in the breathtaking scenery of the Wales Coastal Path, which runs right through Mumbles, connecting to the wider Gower Peninsula.

For families, Mumbles offers access to excellent local schools, making it a popular choice for those looking to settle down. The area is also within easy commuting distance of Singleton Hospital and Swansea University, both just a short drive away. For those needing to travel further afield, the M4 motorway is easily accessible, offering a direct route to Cardiff, Bristol, and beyond.

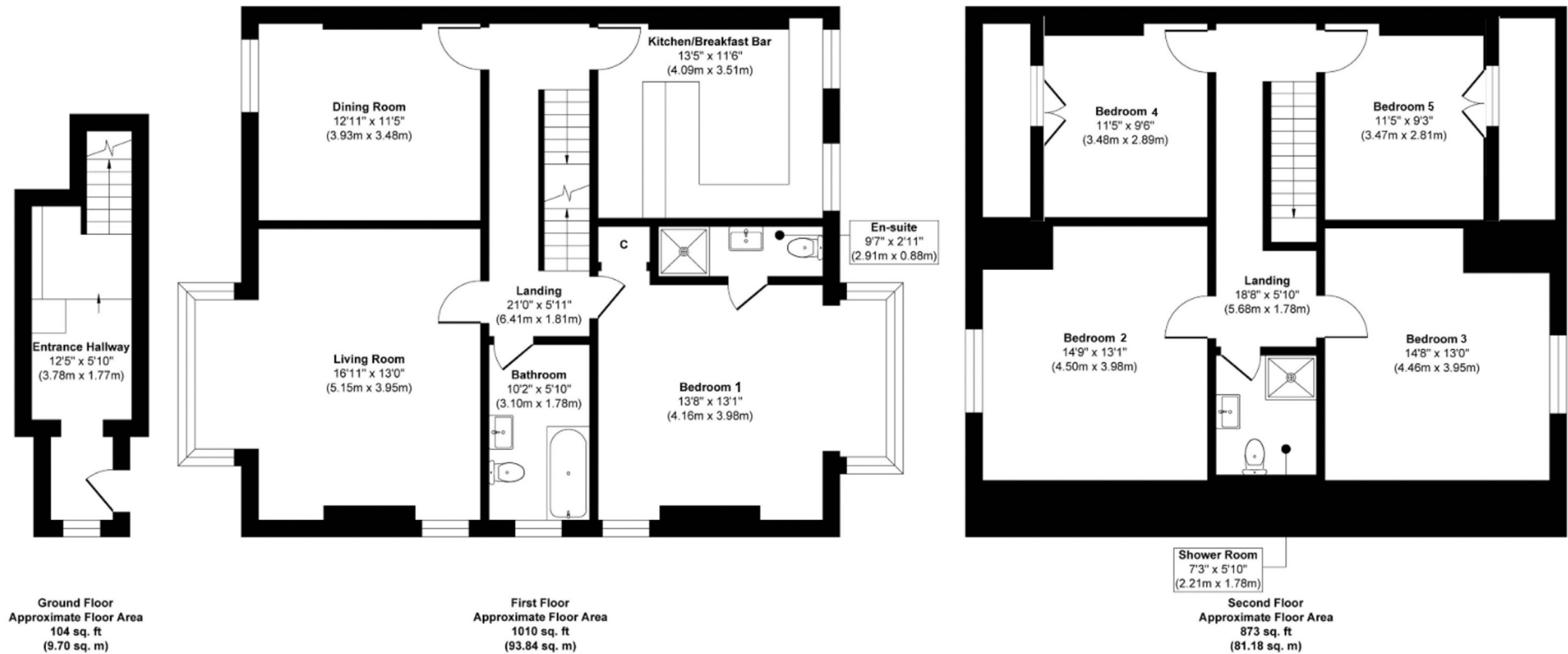
Mumbles boasts stunning natural spaces, including Underhill Park, a great spot for outdoor activities and sports, as well as the golden sands of Langland Bay, which is perfect for beach days and surfing. Just a short distance away, you'll find the Gower Area of Outstanding Natural Beauty (AONB), ideal for nature lovers and outdoor enthusiasts, with endless walking trails, hidden coves, and dramatic coastal views.

For those who enjoy a quieter retreat, Clyne Gardens is a nearby botanical wonder, offering peaceful walks amongst rare plants and beautifully landscaped gardens.

Whether you're drawn to the fantastic amenities, top-rated schools, or the close proximity to the sea and countryside, Mumbles offers a truly unique lifestyle that combines coastal charm with modern convenience.



1st Floor Appt, 14 Langland Road



Approx. Gross Internal Floor Area 1987 sq. ft / 184.72 sq. m

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

Produced by Elements Property





A spacious apartment, flooded with natural light and enjoying lovely view, nestled on the cusp of Mumbles and Langland.

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