



62 Llwynmawr Close, Sketty Offers Over £375,000





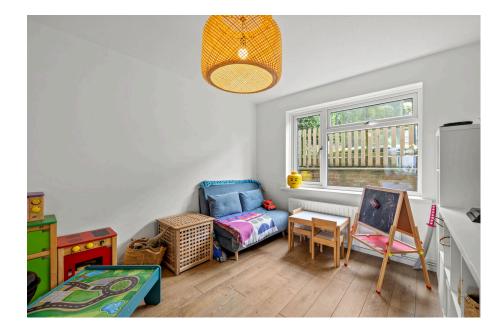


- Move-in Ready Family Home
 Spacious Four-Bedrooms
- Modern Kitchen & Bathroom
 Ground Floor W/C
- Bright Living Room and Flexible Living Spaces
- Wrap Around Garden
- External Insulated Office with
 Fantastic Location Close to Power.
 All Local Amenities

• Driveway and Garage

• Stunning Sea Views

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This beautifully presented four-bedroom detached home enjoys wonderful sea views across Swansea Bay, stretching towards Mumbles Pier.

The ground floor offers a bright and breathable living room with a bay window overlooking the front garden, a modern W/C, a versatile playroom/Dining room, and a spacious modern kitchen with a contemporary finish. Upstairs, you'll find a modern four-piece family bathroom and four generous bedrooms, with the master boasting partial sea views.

Externally, the property features an attached garage, a wraparound garden, and a tiered rear lawn with an insulated external office and patio area, perfectly positioned to take in the stunning views over the bay.

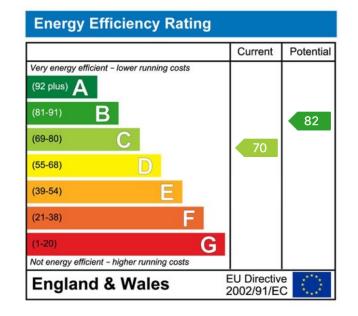
Set in a highly sought-after location with excellent school catchments and just a short distance from Swansea University, Singleton Hospital, and Swansea City Centre, this house has



TOTAL FLOOR AREA: 124869, th (115 9 sq. m) approx. While every strength has been radie to example of the docystan costaneed have. How strength of the strength of the strength of the docystan costaneed by its laten for any reormsized or emit screenter. This plan is the distantion purposes with add hould be used as such by any prospective pathaker. This plan is to their operating of the strength of the prospective pathaker. This plan is to their operatively of the strength of the strength

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