



Lon Gaer, ##Invalid offers in excess of £100,000

- Freehold
- Off Road Parking
- Good Sized Garden
- COUNCIL TAX: B
- No Chain
- Great Links to M4
- Close to Schools
- EPC Rating: D



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About the property

Introducing this charming three-bedroom semi-detached home, perfectly positioned in the desirable area of Penllergaer. An ideal family home offering space, comfort, and convenience. Viewing is highly recommended - call our branch today to book yours.

Accommodation

Living Room

13' 9" x 12' 8" (4.19m x 3.86m)

Dining Room

10' 4" max x 9' 5" (3.15m max x 2.87m)

Bathroom

Bedroom 1

11' 7" x 10' 8" (3.53m x 3.25m)

Bedroom 2



11' 7" x 11' 1" max (3.53m x 3.38m max)

Bedroom 3

9' 2" x 7' 9" max (2.79m x 2.36m max)

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Floorplan

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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