



Heol Yr Eithen, offers over £97,000

- Three bedroom Mid-terraced
- Close to Morrision Hospital
- No ongoing chain
- Council Tax - Band A
- Ex-local authority property
- EPC Rating: D



 3  1  1



About the property

Situated in a popular area of Cwmrhydyceirw, Swansea within close proximity to local primary and secondary schools, Morriston Hospital and within easy access to the M4 Motorway. This three bedroom mid-terraced property is offered for sale with no ongoing chain.

Accommodation

Entrance Porch

Enter via a UPVc double glazed door to the front of the property, UPVc double glazed window to the side of the property, vinyl flooring and opening through to the entrance hallway.

Entrance Hallway

Continuation of the vinyl flooring from the entrance porch, carpeted staircase to the first floor, doors to both the lounge/diner and the kitchen.

Lounge/Diner



17' 10" max x 11' 4" max plus recess (5.44m max x 3.45m max plus recess)

UPVc double glazed window to the front of the property, UPVc double glazed French doors to the rear of the property, laminate flooring, part panelled walls and radiator.

Kitchen

8' 9" x 10' 1" (2.67m x 3.07m)

UPVc double glazed window to the rear of the property, continuation of the vinyl flooring from the entrance hallway. Range of wall and base units with worktops over, sink with lever taps. Space for freestanding oven, undercounter space for appliances. Radiator.

Rear Hallway

Continuation of the vinyl flooring, UPVc double glazed window to the side and UPVc double glazed door to the side leading to the rear garden. Door to downstairs cloakroom. Radiator.

Cloakroom

UPVc double glazed obscured glass window to the rear of the property, continuation of the vinyl flooring, WC, wash hand basin with lever taps and radiator.

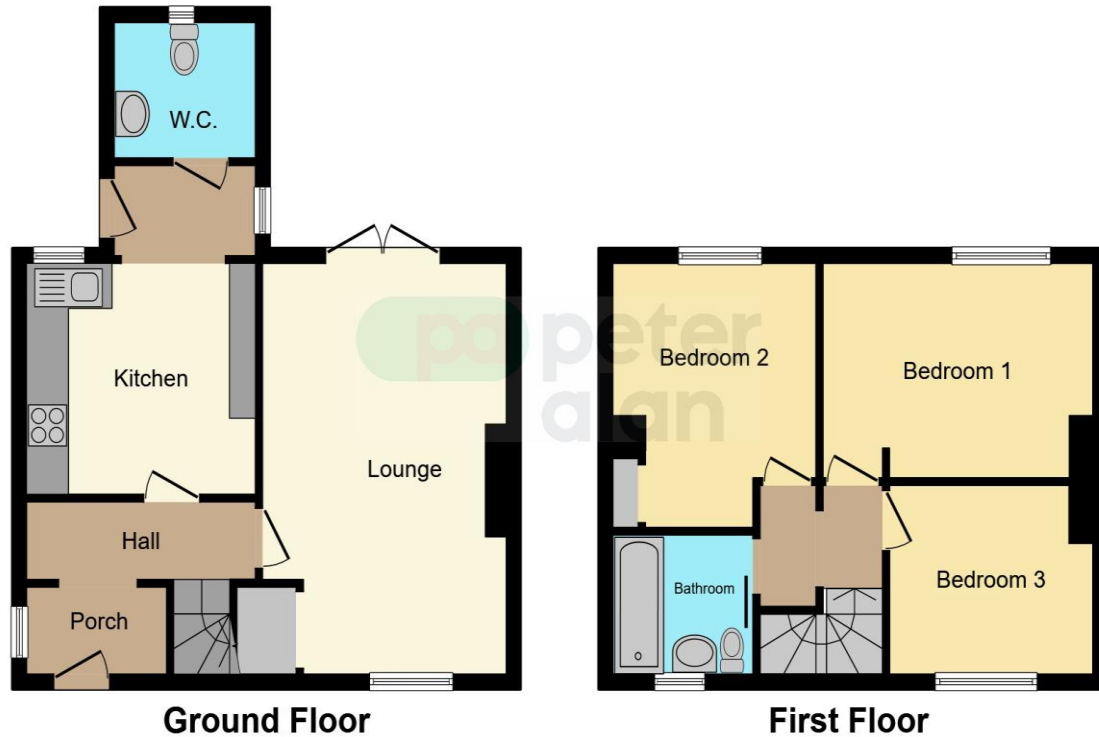
First Floor

Landing

01792 798201

morrison@peteralan.co.uk

Floorplan



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let