



Robert Owen Gardens, offers in the region of £100,000

- 4 Bedroom
- Ideal Investor Opportunity
- Close To Local Amenities
- No Ongoing Chain
- Front And Rear Garden
- EPC Rating: D



 4  1  1



About the property

A four bedroom mid-terrace house offered for sale with no ongoing chain. Situated in Port Tennant, Swansea which is conveniently located for all local amenities, Swansea Marina, Swansea City Centre and Swansea University Bay Campus as well as the M4 Corridor. The accommodation is set over two floors and briefly compromises; entrance hall, living room, kitchen and toilet to the ground floor. To the first floor is a bathroom, shower room and four bedrooms. To the outside the property further benefits a generously sized front and rear garden. This is an ideal investment opportunity. Please call Peter Alan Swansea to arrange a viewing on 01792 641481 or book 24/7 on our website.

Accommodation

Ground Floor

Entrance Hall

Door to enter, laminate flooring, stairs to first floor and door to living/dining room.

Living/dining Room

16' 9" Max into bay x 13' 5" (5.11m Max into bay x 4.09m)

Double glazed bay window to front, laminate flooring, door to under stair storage cupboard and door to kitchen.

Kitchen

11' 8" Max x 8' 5" Max (3.56m Max x 2.57m Max)

Double glazed window to rear, laminate flooring, part tiled walls, fitted with wall and base units with work top over, inset stainless steel sink with mixer tap, integrated oven and hob, space for fridge/freezer, space for dishwasher and door to toilet.

Toilet



Double glazed window to rear, laminate flooring, WC, wash hand basin with mixer tap and space for washing machine

First Floor

Landing

Fitted carpet, doors to 4 bedrooms, door to bathroom, door to shower room and door to storage

Bedroom 1

15' 8" Max x 10' 7" (4.78m Max x 3.23m)

Double glazed window to front, fitted carpet, fitted wardrobes with 3 sliding doors and door to storage.

Bedroom 2

10' 5" x 10' 11" Max (3.17m x 3.33m Max)

Double glazed window to front and fitted carpet.

Bedroom 3

11' Max x 9' 11" (3.35m Max x 3.02m)

Double glazed window to rear and fitted carpet

Bedroom 4

9' 5" Max x 13' 4" Max (2.87m Max x 4.06m Max)

Double glazed window to rear and fitted carpet.

Bathroom

Double glazed window to rear, laminate flooring, part tiled walls, WC, wash hand basin with mixer tap, Bath tub with over bath shower and door to storage housing wall mounted boiler.

Shower Room

Laminate flooring, part tiled walls and shower cubical.

Outside

Front

Steps up to front entrance, patio area and shared side access to rear

Rear

Steps up to elevated enclosed garden and shared side access to front

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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