



## Sirius Apartments

£95,000

- Council Tax Band - C
- Upper Floor Apartment
- One Bedroom
- Balcony
- Lift Access & Allocated Parking Space
- EPC Rating: B







## About the property

This one bedroom, upper floor apartment is offer for sale, situated in the popular Copper Quarter Development in Swansea. This apartment has a generous sized balcony. Conveniently located for Morfa Retail Park, Swansea City Centre and access to the M4. The accommodation comprises: Communal entrance, hallway, lounge/kitchen area with sliding door to balcony, one double bedroom and bathroom. Additionally, there is parking and visitor parking available This would make an ideal first time buy or buy to let investment. Viewing is highly recommended.

Leasehold details:

108 years left on lease.

Ground rent is paid in 2 payments of £157.66 every 6 months.

Service charge is 2 payments of £702.54 every 6 months

## Accommodation

### Entrance Hall

### Lounge/Kitchen

9' 4" x 18' 9" ( 2.84m x 5.71m )

### Bedroom

9' 4" x 13' 2" ( 2.84m x 4.01m )

### Bathroom



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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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