

1 The Coach House Castle View, Blackpill, Swansea, SA3 5BZ

£450,000

Welcome to this exquisite three-bedroom end-of-terrace property nestled within an exclusive private development. Situated in a highly sought-after location, this home offers a harmonious blend of elegance, modernity, and privacy.

As you approach the property, you are immediately struck by its captivating kerb appeal. While the development's meticulously maintained grounds create a serene and tranquil environment.

Upon entering, you are greeted by a spacious and inviting hallway that sets the tone for the rest of the residence. The ground floor seamlessly blends open-plan living with distinct functional areas, offering a versatile layout designed for both relaxation and entertainment.

Entrance

Via a glazed hardwood door into the hallway.

Hallway



With stairs to the first floor. Door to the lounge. Door to the kitchen/breakfast room. Door to the cloaks cupboard. Double glazed window to the side. Underfloor heating.

Lounge 16'4" x 14'5" (4.998 x 4.413)



With four sets of double glazed windows to the front & side. Spotlights. Under floor heating.

Lounge



Kitchen/Breakfast Room 15'2" x 13'6" (4.640 x 4.116)



With two double glazed windows to the side. Door to utility room. A well appointed kitchen fitted with a range of base and wall units, running granite work surface incorporating a one and a half bowl stainless steel sink and drainer unit. Four ring Neff gas hob with extractor hood over. Integral Neff oven & grill. Integral dishwasher. Space for American style fridge/freezer. Tiled floor. Spotlights. Underfloor heating.

Kitchen/Breakfast Room



Kitchen/Breakfast Room



Kitchen/Breakfast Room

Utility Room 7'11" x 7'1" (2.418 x 2.184)

With a double glazed window to the rear. Hardwood door to the rear. Door to the cloakroom. Under floor heating. Spotlights. Tiled floor. Range of base and wall units. Running work surface incorporating a stainless steel sink and drainer unit. Plumbing for washing machine.

Cloakroom 6'6" x 7'0" (1.983 x 2.134)



With a frosted double glazed window to the rear. Low level w/c. Wash hand basin. Tiled floor. Under floor heating. Spotlights.

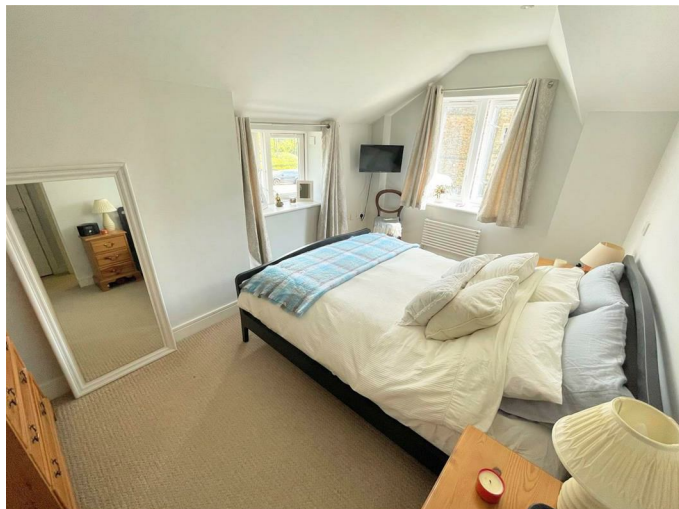
First Floor

Landing



You have a double glazed window to the side. Spotlights. Doors to bedrooms. Door to bathroom. Doors to built in storage cupboards. Radiator. Loft access.

Bedroom One 12'3" x 14'4" (3.737 x 4.389)



With a double glazed window to the front. Double glazed window to the side. Door to built in storage cupboard. Door to en-suite. Radiator. Spotlights.

Bedroom One



En-Suite 6'7" x 10'4" (2.024 x 3.166)



Well appointed suite comprising; bathtub. Corner shower cubicle. Low level w/c. Wash hand basin. Spotlights. Tiled floor. Extractor fan. Heated towel rail.

En-Suite

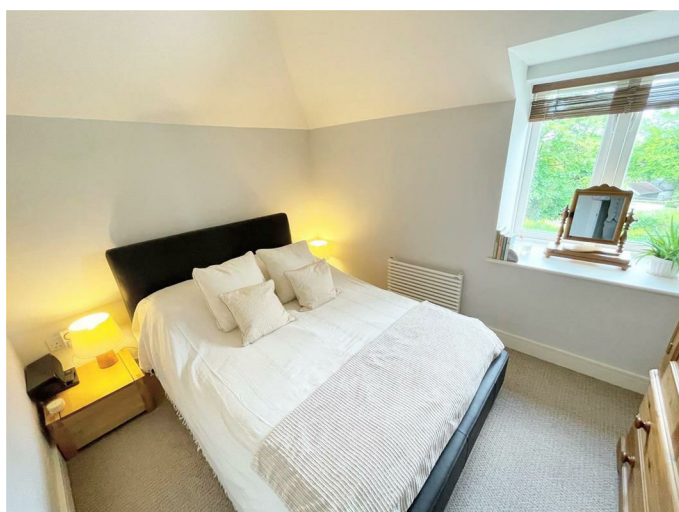


Bedroom Two 11'7" x 8'5" (3.538 x 2.575)



With two double glazed windows to the side. Radiator. Spotlights.

Bedroom Three 10'11" x 8'5" (3.345 x 2.578)



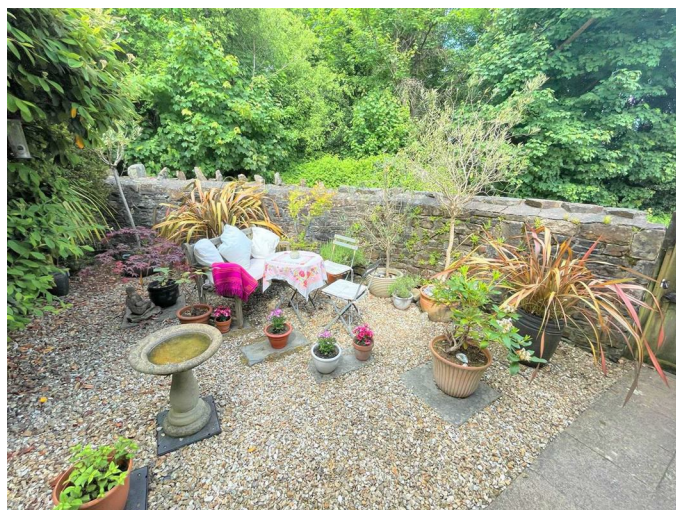
With a double glazed window to the side. Radiator. Spotlights.

Bathroom 6'6" x 7'0" (2.006 x 2.151)



Well appointed suite comprising; bathtub with shower over. Low level w/c. Wash hand basin. Tiled floor. Part tiled walls. Spotlights. Heated towel rail.

External



To the front you have two parking spaces belonging to the property with guest parking available also. Lawned frontage with block paved path leading to the property. To the rear you have a gravelled courtyard garden with room for tables and chairs.

Another Aspect

Another Aspect

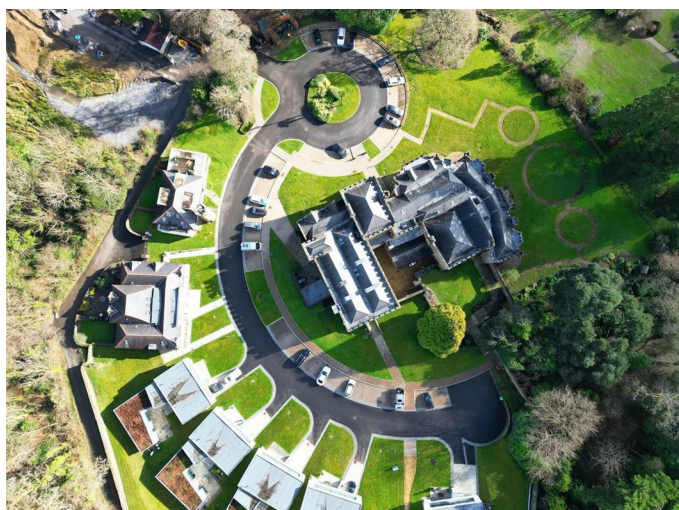
Grounds



Grounds



Grounds



Council Tax Band

Council Tax Band - H

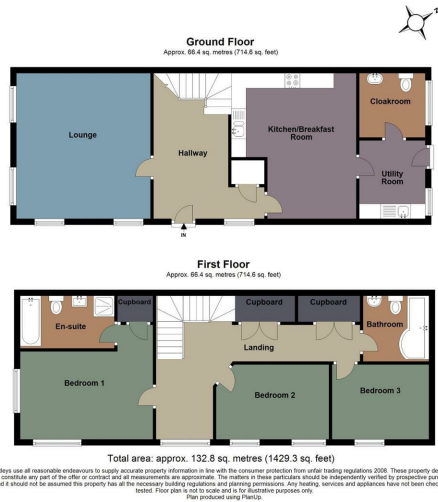
Council Tax Estimate - £3,565

Tenure

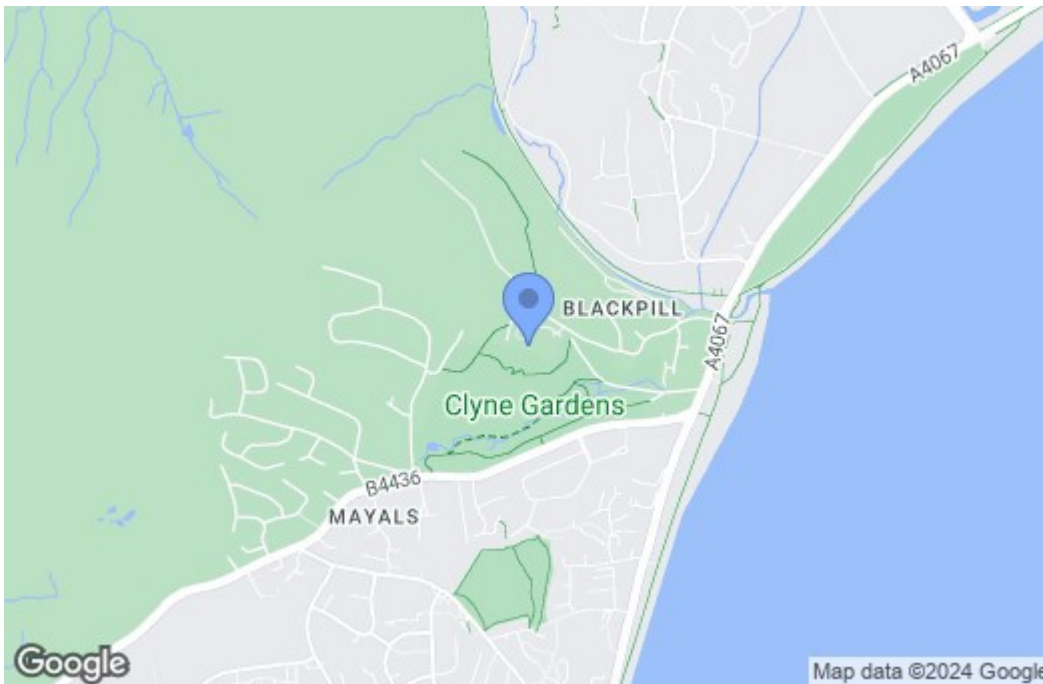
Freehold.

Service charge - £1650.00 P/A

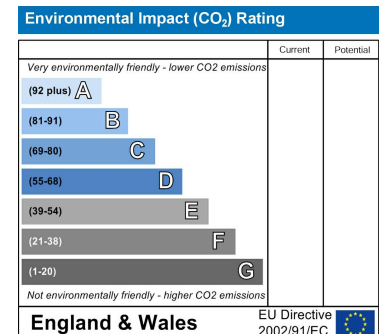
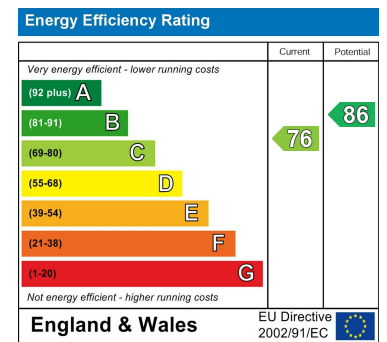
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.