



25 St. Peters Road, Newton, Swansea, City & County Of Swansea, SA3 4SB

Offers Over £499,950

Welcome to this exceptional four-bedroom semi-detached family home situated in the highly sought-after location of St Peters Road, Newton. Boasting an impressive plot size of 0.12 acres, this residence offers a perfect blend of space, comfort, and picturesque sea views to the rear from bedrooms one, four, and the attic room.

Upon entering, you are greeted by a spacious hallway that guides you through the well-appointed living spaces on the ground floor. The lounge provides a warm and inviting atmosphere, complemented by the adjacent dining room, perfect for family gatherings. A delightful lean-to adds a touch of versatility to the property, while a convenient cloakroom completes the main floor.

Ascend to the first floor, where you'll find a modern wet room and four generously sized bedrooms, each offering a unique perspective of the surroundings. Continuing to the second floor, the attic room presents a

Entrance

Via a frosted double glazed PVC door into the porch.

Porch

With a set of frosted glazed windows to the front & side. Frosted glazed hardwood door with frosted glazed stained glass windows into the hallway.

Hallway



With stairs to the first floor. Door to the lounge. Door to the dining room. Door to the kitchen. Radiator.

Lounge 12'5" x 11'11" (3.785 x 3.653)

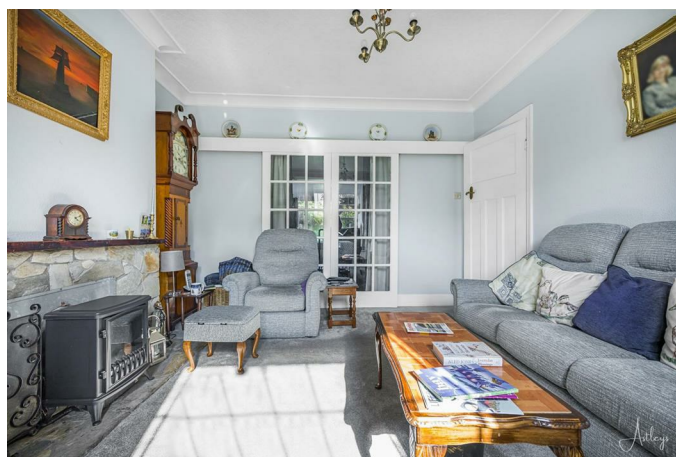


With a double glazed bay window to the front. Radiator. Set of doors to the dining room.

Lounge



Lounge



Dining Room 20'6" x 12'8" (6.250 x 3.880)



With a double glazed window to the rear.

Kitchen 14'4" x 11'8" (4.370 x 3.564)



With a double glazed window to the side. Glazed window to the rear. Door to the lean to. The kitchen is fitted with a range of base and wall units, running work surface incorporating a one and a half bowl stainless steel sink and drainer unit. Four ring induction hob with extractor hood over. Integral oven & grill. Space for fridge/freezer. Radiator.

Kitchen



Lean To 7'6" x 9'11" (2.298 x 3.027)

With a door to the cloakroom. Double glazed PVC door to the rear garden.

WC 7'1" x 4'5" (2.172 x 1.360)

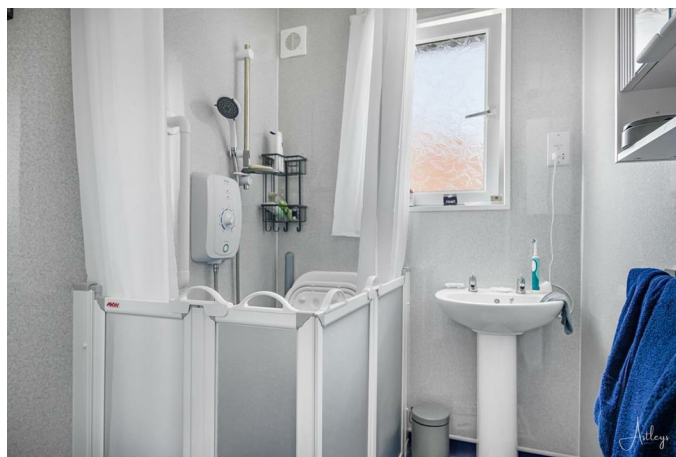
With a low level w/c. Wash hand basin. Plumbing for washing machine.

First Floor

Landing

With stairs to the attic room. Door to wet rooms. Doors to bedrooms. Door to w/c.

Wet Room 7'10" x 5'1" (2.410 x 1.551)



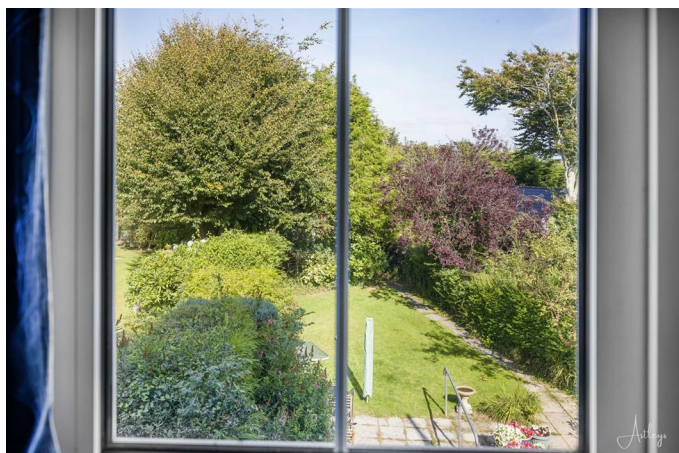
With a frosted double glazed window to the side. Suite comprising; walk in shower. Wash hand basin. Door to airing cupboard. Radiator.

Bedroom One 11'10" x 12'4" (3.625 x 3.768)



With a double glazed bay window to the rear offering partial sea views of Swansea Bay. Radiator. Doors to built in wardrobes.

Bedroom One



Bedroom One



Bedroom Two 10'11" x 9'9" (3.341 x 2.992)



With a double glazed bay window to the front. Radiator. Doors to built in wardrobes.

Bedroom Two



Bedroom Four 8'8" x 7'9" (2.649 x 2.383)



With a double glazed bay window to the rear offering partial sea views of Swansea Bay. Radiator.

Bedroom Three 10'10" x 7'0" (3.325 x 2.139)



With a double glazed window to the front. Radiator.

Second Floor

Attic Room 16'6" x 19'1" (5.043 x 5.837)



With a double glazed window to the rear offering breath-taking sea views of Swansea Bay. Doors to eaves storage. Door to en-suite.

Attic Room



En-Suite 7'10" x 9'10" (2.401 x 3.000)



Attic Room



With a Velux roof window to the rear. Suite comprising; corner shower cubicle. Low level w/c. Wash hand basin. Door to eaves storage.

En-Suite



View



External

Front

You have private driveway parking for two vehicles leading to the garage. Lawned garden home to a variety of flowers, trees and shrubs. Raised patio seating area.

Another Aspect



Aerial Aspect



Aerial Aspect



Aerial Aspect



Aerial Aspect



Rear Garden



Rear Aspect



Rear Garden



Rear

You have a patio seating area with ample room for tables and chairs. Lawned garden home to a variety of flowers, trees and shrubs. Detached greenhouse. Garden pond.

Rear Garden



Rear Garden



Rear Garden



Rear Garden



Garage 18'4" x 12'6" (5.608 x 3.821)

Via a 'up & over' door. Door to the rear garden.

Area



Area

Ask The Agents
Where do I go when I need.....



Groceries?
Marks & Spencers



Beach?
Caswell Bay



Walks?
Bishops Wood



Schools?
Oystermouth Primary School
Bishopston Comprehensive School



Coffee?
Surfside Cafe
Mumbles Coffee



Pub?
The Newton Inn

Council Tax Band

Council Tax Band - F

Services

Mains electric. Mains sewerage. Mains water. Broadband type - ultrafast fibre. Mobile phone coverage available with EE, Three, O2 & Vodafone.

Tenure

Freehold.

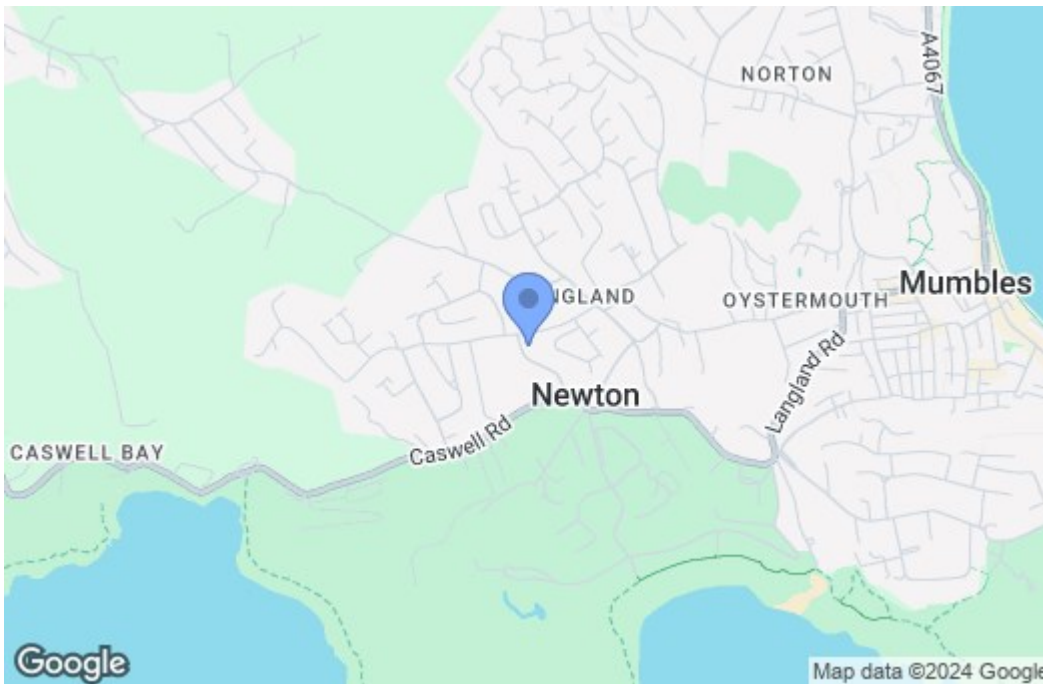
Floor Plan



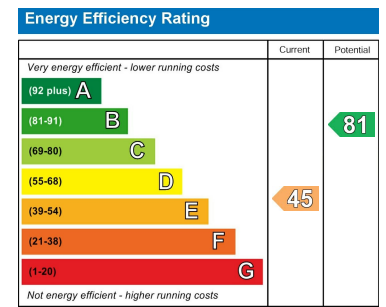
Total area: approx. 163.5 sq. metres (1759.4 sq. feet)

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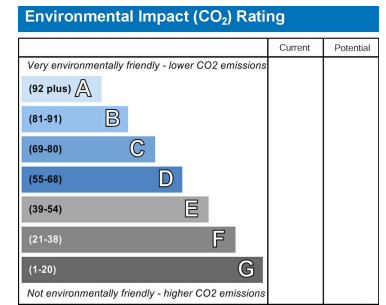
Area Map



Energy Efficiency Graph



England & Wales EU Directive 2002/91/EC



England & Wales EU Directive 2002/91/EC

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