

21 Ravens Walk, West
Cross, Swansea, SA3
5RG

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 **ASTLEYS**
SALES AND LETTINGS



21 Ravens Walk, West Cross, Swansea, SA3 5RG

Price

£395,950

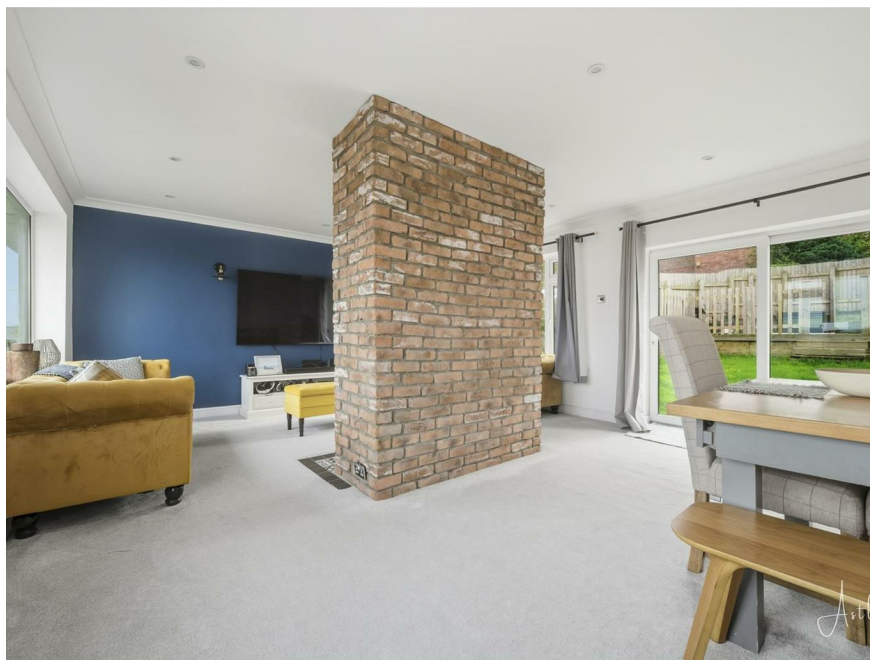


This charming three-bedroom semi-detached property boasts breathtaking views over Swansea Bay, Mumbles Pier, and Mumbles Lighthouse, offering a serene coastal lifestyle in close proximity to the picturesque village of Mumbles. Situated on an impressive 0.08-acre plot, the home provides a generous floor area of 1,116 sq ft across two levels.

The ground floor features a practical utility room, a convenient shower room, a well-appointed kitchen, and a spacious lounge/dining room, perfect for entertaining and enjoying the stunning sea views. The lower ground floor comprises a family bathroom and three comfortable bedrooms, providing ample living space for a family.

Externally, the property includes a detached garage at the front, along with a lovely lawned garden and a raised decked seating area, ideal for relaxing and taking in the surrounding scenery. Side access leads to the rear of the property, where you will find a raised gravel area, offering ample room for outdoor dining and entertaining.

With its stunning views and excellent location, this property is a fantastic opportunity to enjoy coastal living in the heart of Mumbles.



Entrance

Via a composite door into the utility room.

Utility Room

9'2" x 5'6"

With a set of double glazed windows to the front. Double glazed windows to the side. Plumbing for washing machine. Door to the hallway.

Hallway

With a radiator. Door to the shower room. Door to the kitchen. Door to the lounge/dining room.

Shower Room

5'5" x 5'4"

With a frosted double glazed window to the side. Suite comprising walk-in shower with oversight showerhead above. W/C. Tiled floor. Tiled walls. Spotlights.

Shower Room

Kitchen

13'9" x 11'4"

You have a set of double glazed windows to the rear offering breathtaking sea views of Swansea Bay and beyond. Tiled floor. The Wren fitted kitchen is fitted with a range of base and wall units, running work surface incorporating a ceramic sink with mixer tap over. Integral Neff oven and grill. Integral fridge. Integral freezer. Four ring Neff hob with extractor hood over. Integral Neff microwave. Spotlights.

Kitchen

Kitchen

Lounge/Dining Room

19'7" x 16'0"

With a set of double glazed windows to the front. Double glazed sliding door to the front and a set of double glazed windows to the rear offering breathtaking sea views of Swansea Bay and beyond, views of Mumbles Pier, Mumbles Lighthouse also. Central chimney breast housing an electric fire. Two radiators. Door to the inner hall.

View

View

View

Lounge/Dining Room

Lounge/Dining Room

Lounge/Dining Room

Inner Hall

With a double glazed window to the rear again offering breathtaking sea views. Stairs leading down to the lower ground floor.

Lower Ground Floor

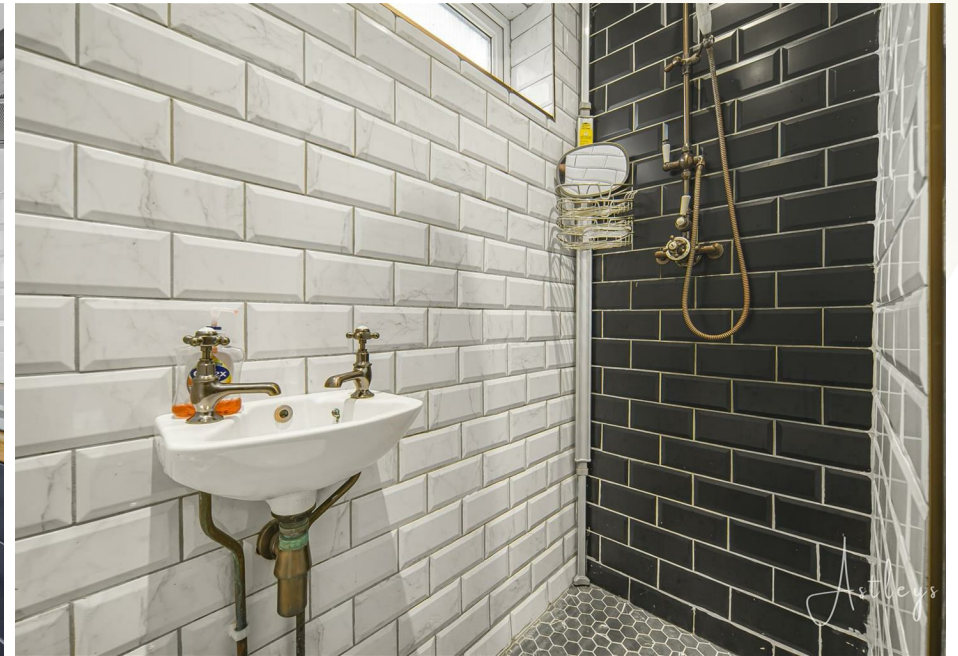
Door to the bathroom. Doors to bedrooms. Radiator.

Bathroom

5'7" x 7'5"

With a frosted double glazed window to the side. Suite comprising freestanding bathtub. WC. Wash hand basin. Tiled floor. Tiled walls. Radiator. Spotlights.

Bathroom



Bedroom One

16'1" x 10'6"

You have a set of double glazed windows to the rear offering breathtaking sea views. Radiator.

Bedroom One**Bedroom One****Bedroom Two**

12'8" x 8'9"

You have a set of double glazed windows to the rear again offering breathtaking sea views and a radiator.

Bedroom Two**Bedroom Three**

8'3" x 8'9"

You have a set of double glazed windows to the rear. Radiator. Opening to storage area.

Bedroom Three**Bedroom Three****External****Another Aspect****Another Aspect****Another Aspect****Aerial Aspect****Aerial Aspect****Aerial Aspect****Aerial Aspect****Front**

You have a detached garage. Lawned garden and a raised decked seating area. Side access to the rear.

Front Garden**Front Garden****Front Garden****Garage**

With an 'up and over' door. Set of double glazed windows to the side.

Garage**Rear**

You have a raised graveled area with ample room for tables and chairs.

Rear Garden**Services**

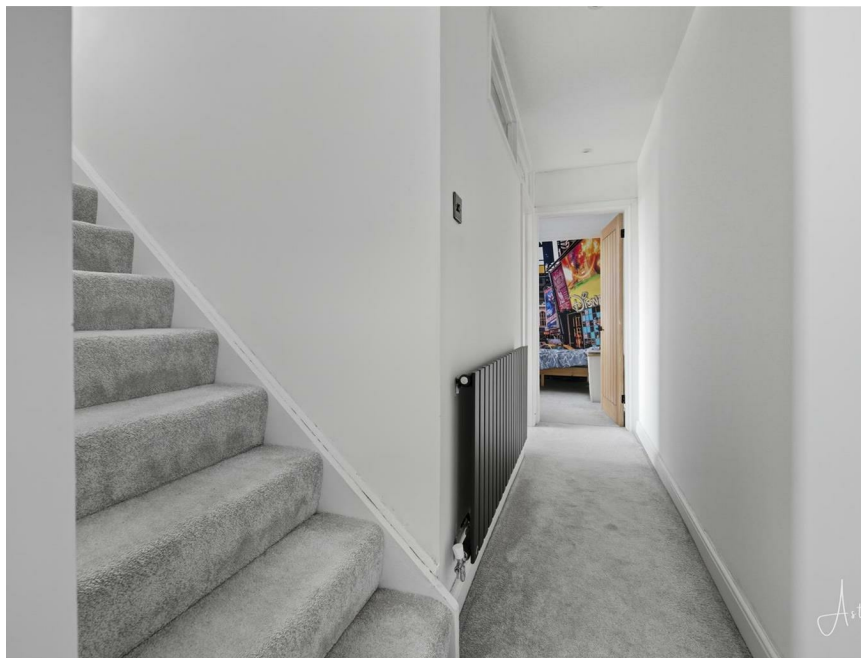
Mains electric. Mains sewerage. Mains water. Mains gas. Broadband type - ultrafast fibre. Mobile phone coverage available with EE, O2 Three & Vodafone.

Council Tax Band

Council Tax Band - E

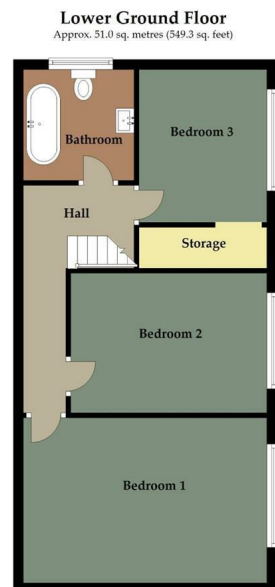
Tenure

Freehold.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	70	85
England & Wales		
EU Directive 2002/91/EC		



Total area: approx. 103.7 sq. metres (1116.4 sq. feet)

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Plan produced using PlanUp.