



Birchgrove Road, Birchgrove, Swansea

Offers Over £275,000

3 2

Huge potential in this three double bedroom detached family home being sold with no onward chain! Conveniently situated in Birchgrove, within walking distance to local schools, parks and amenities. The property comprises of an entrance porch, spacious lounge diner, kitchen and separate utility room with w/c. The first floor has three double bedrooms and a family bathroom. Externally there is a front garden with driveway for several cars and side access to the rear of the property that includes a large, paved patio area and lawn.

Viewing is a must for the size and potential of this property to be appreciated.

- No Onward Chain
- Huge Garden
- Fully detached property
- 3 double bedrooms
- Utility room with downstairs WC



Floor Area: sq. ft.

Tenure: Freehold

Service Charge: £ per annum

Ground Rent: £ per annum

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		
	61	79
England & Wales		
EU Directive 2002/91/EC		

