



## Mount Street

Offers Over £180,000

- Three Spacious Bedrooms
- Two Reception Rooms
- Sought After Location
- Within School Catchments
- Easy transport links & M4 access
- Close Proximity to Local Amenities
- Original Features
- Vacant Possession
- EPC Rating: E



 3  2  1





## About the property

A charming three-bedroom home situated in the highly sought-after area of Gowerton, Swansea. This spacious property offers two inviting reception rooms, dining area and a well-sized family bathroom, providing a fantastic foundation for comfortable family living.

Externally, the home benefits from a low-maintenance courtyard garden and the addition of a garage, offering both convenience and valuable storage space.

While the property could benefit from modernisation, it presents an excellent opportunity for families looking to upsize and create their forever home in a desirable location close to local amenities, reputable schools, and transport links.





## Accommodation

**Ground Floor**

**Entrance Porch**

**Entrance Hall**

**Lounge**

12' 9" Max x 10' 6" Max ( 3.89m Max x 3.20m Max )

**Living Room**

12' 3" Max x 12' 5" Max ( 3.73m Max x 3.78m Max )

**Dining Room**

12' 10" Max x 9' 8" Max ( 3.91m Max x 2.95m Max )

**Kitchen**

5' 8" x 8' 1" ( 1.73m x 2.46m )

**Bathroom**

**W/C**

**Outside W/C**

**First Floor**

**Landing**

**Bedroom One**

18' 5" Max x 11' 2" Max ( 5.61m Max x 3.40m Max )

**Bedroom Two**

12' 2" Max x 12' Max ( 3.71m Max x 3.66m Max )

**Bedroom Three**

12' 2" Max x 11' Max ( 3.71m Max x 3.35m Max )

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## Floorplan



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