



## 1 Gower Holiday Village, Scurlage, Gower, Swansea, SA3 1AY

**£60,000**

Nestled in the picturesque village of Scurlage, Gower, this charming two-bedroom semi-detached holiday chalet offers an exceptional opportunity for a tranquil coastal retreat. Currently operating as a successful holiday let, this property is conveniently situated near the renowned award-winning beaches of Rhossili Bay and Port Eynon. Located within the UK's first designated Area of Outstanding Natural Beauty, this chalet provides an enchanting escape surrounded by breathtaking landscapes.

The chalet is thoughtfully designed, providing a comfortable and inviting space for guests. With two bedrooms, it accommodates small families or groups, ensuring a restful stay. The open plan living area offers a welcoming ambiance, combining a cozy lounge, a dining area, and a fully equipped kitchen. The interior is bathed in natural light, creating a bright and airy atmosphere that complements the coastal surroundings.

### Entrance

Via a frosted double glazed PVC door into the hall.

### Hall

With a door to the bathroom. Door to the kitchen/living room.

### Bathroom 5'7" x 6'6" (1.708 x 2.002 )



You have a frosted double glazed window to the rear. Suite comprising; bathtub with shower over. WC. Wash hand basin. Tiled walls. Spotlights. Extractor fan.

### Bathroom



### Living Room/Kitchen 15'4" x 19'4" (4.680 x 5.902 )



You have doors to bedrooms. Set of double glazed windows to the front. Electric radiator. Door to storage cupboard. The kitchen is fitted with a range of base and wall units. Running work surface incorporating a stainless steel sink and drainer unit. One and a half bowl stainless steel sink and drainer unit. Four ring induction hob with oven and grill under. Extractor hood over. Space for dishwasher. Space for fridge freezer.

### Living Room/Kitchen



### Living Room/Kitchen



### Living Room/Kitchen



### Bedroom One 8'8" x (2.644 x )



You have a set of double glazed windows to the front. Wall mounted electric radiator.

### Bedroom One

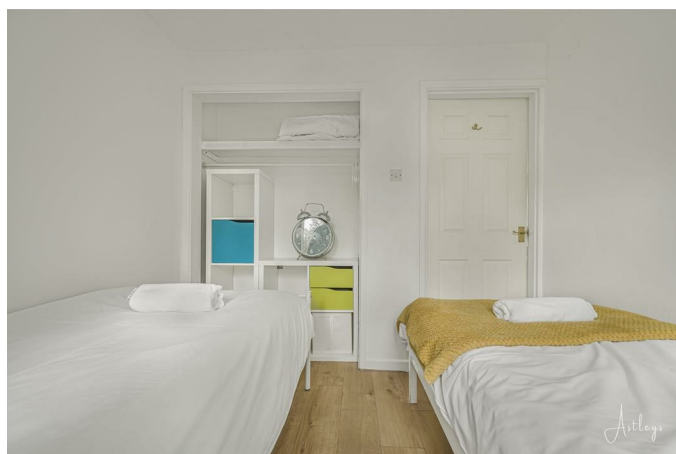


### Bedroom Two 8'6" x 7'9" (2.616 x 2.386 )



You have a set of double glazed windows to the rear. Wall mounted electric radiator.

### Bedroom Two



### External

You have private driveway parking for two vehicles. Lawned area to the front & rear of the property.



Front



Another Aspect



Rear



Aerial Aspect



Rear





### Aerial Aspect



### Aerial Aspect



### Services

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

### Council Tax Band

Council Tax Band - D

### Tenure

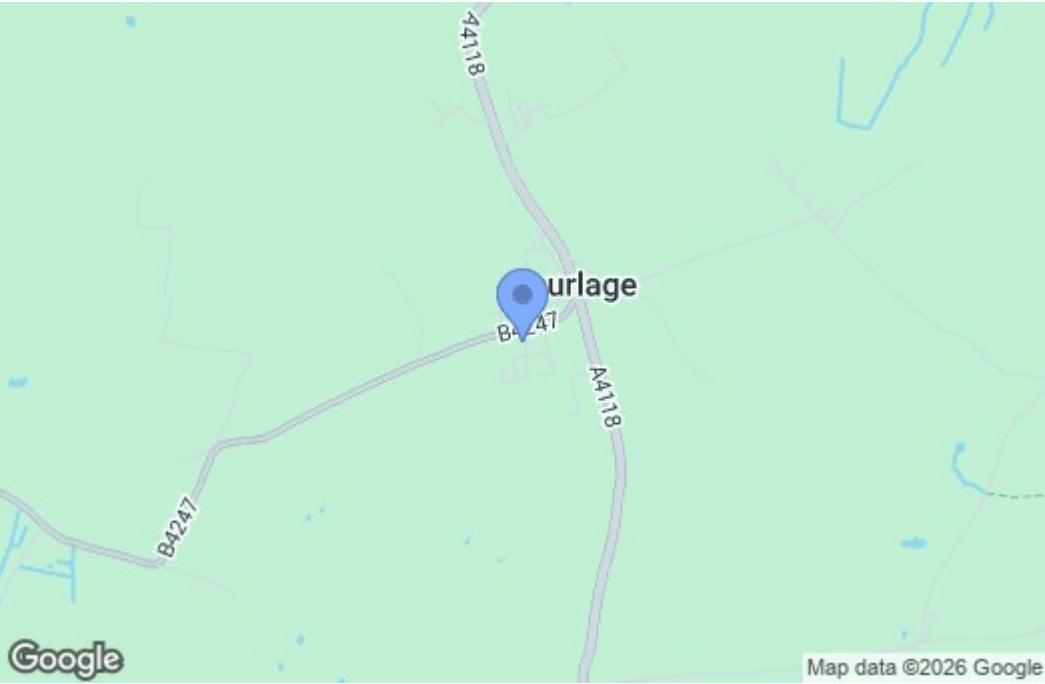
Leasehold - 125 years from September 2006, 105 Years remaining

Service Charge - £3600 P/A

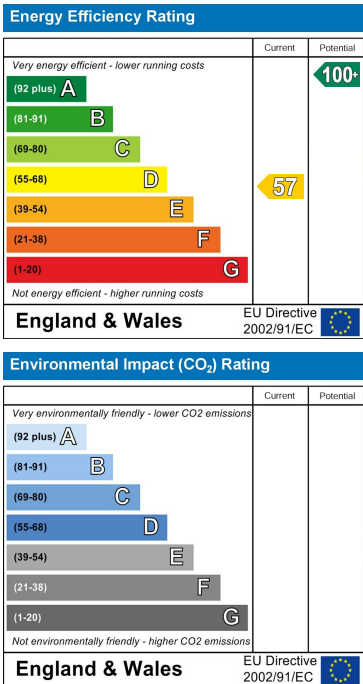
Ground Rent - £50 P/A

Floor Plan

Area Map



Energy Efficiency Graph



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