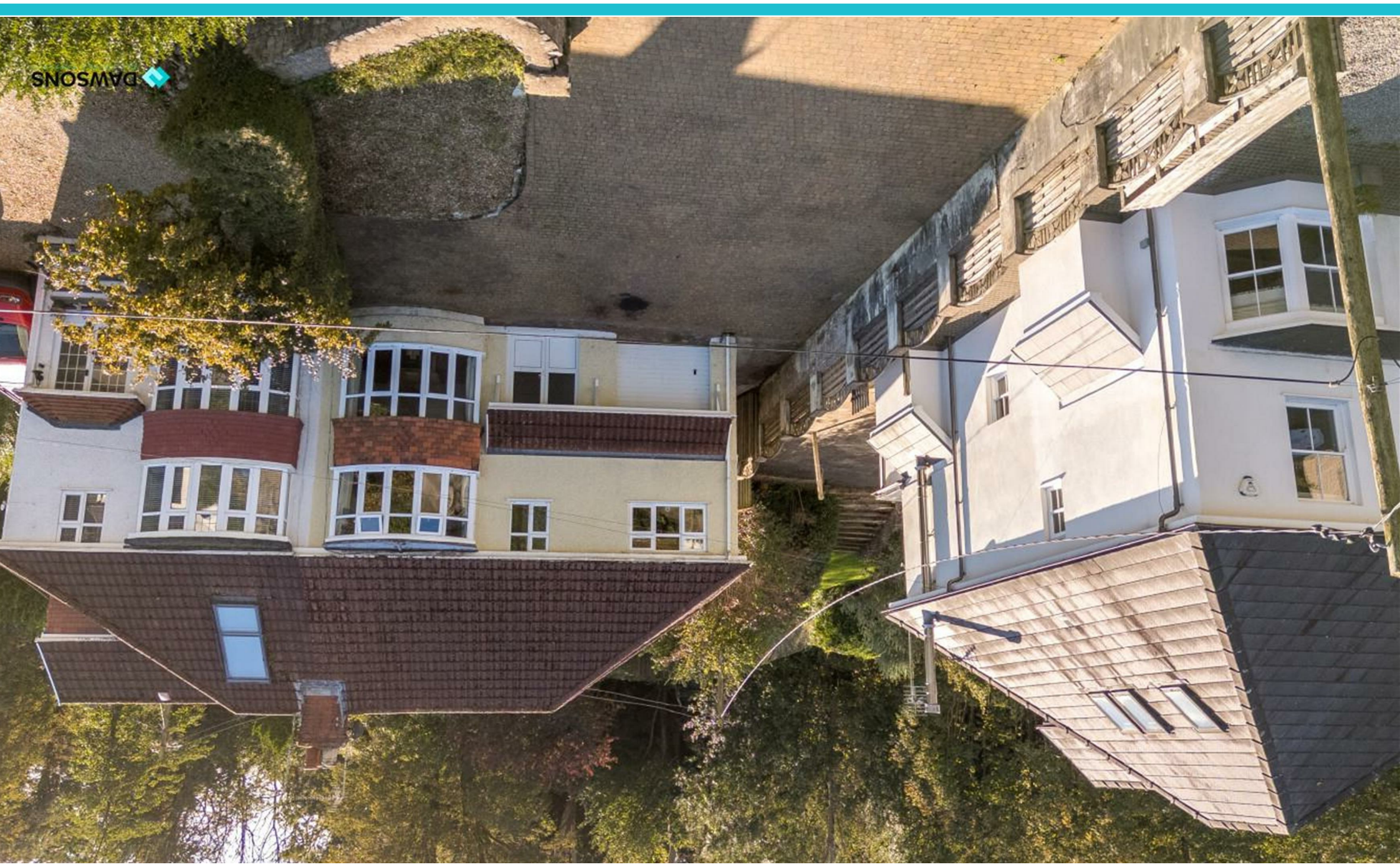
5 Portway

Bishopston, Swansea, SA3 3JR

Offers Over £475,000

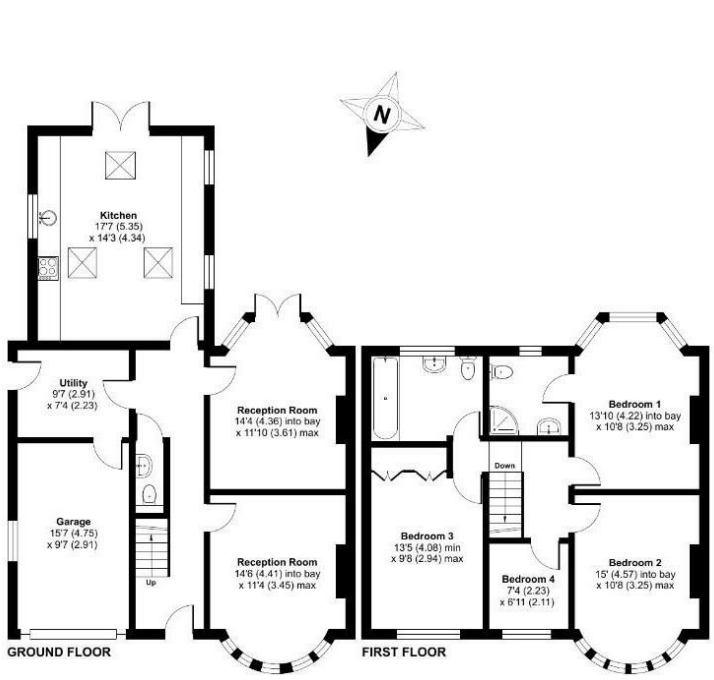
4 | 2 | 2 | D



FLOOR PLAN

Portway, Bishopston, Swansea, SA3

Approximate Area = 1493 sq ft / 138.7 sq m
Garage = 152 sq ft / 14.1 sq m
Total = 1645 sq ft / 152.8 sq m
For identification only - Not to scale

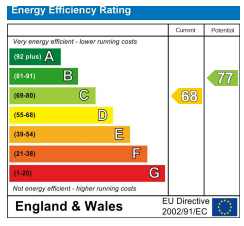


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Dawsons Property. REF: 1347886

AREA MAP



EPC



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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GENERAL INFORMATION

Situated in the highly sought-after village of Bishopston, this beautifully extended four-bedroom semi-detached home offers spacious and versatile family living. Ideally located within easy reach of local amenities, scenic cliff-top walks, and the award-winning Gower beaches, the property also falls within the catchment area for both Bishopston Primary and Comprehensive Schools, making it a perfect choice for families.

The well-presented accommodation comprises an inviting entrance hallway with stairs to the first floor and access to all principal ground floor rooms. A convenient WC is located off the hallway. To the front, a bright and spacious dining room features a charming bay window, while to the rear, a generous lounge benefits from French doors opening onto the patio and garden, ideal for indoor-outdoor living.

The fitted kitchen is well-appointed with built-in appliances and thoughtfully designed to maximise natural light, with windows and skylights creating a bright and airy space. A separate utility room offers practical laundry and storage facilities.

To the first floor are four well-proportioned bedrooms, including a master bedroom with en-suite shower room, and a modern family bathroom serving the remaining rooms.

Externally, the property boasts driveway parking for several vehicles, leading to a garage with side access to the rear garden. The enclosed rear garden features a patio seating area, a well-maintained lawn, and a brick-built storage shed, offering a private and secure outdoor space for both relaxation and play.

This superb family home offers the perfect balance of village life, access to nature, and excellent schooling – early viewing is highly recommended.



FULL DESCRIPTION

Entrance Hall

Reception Room
14'6 into bay x 11'4 max (4.42m into bay x 3.45m max)

Reception Room
14'4 into bay x 11'10 max (4.37m into bay x 3.61m max)

Kitchen
17'7 x 14'3 (5.36m x 4.34m)

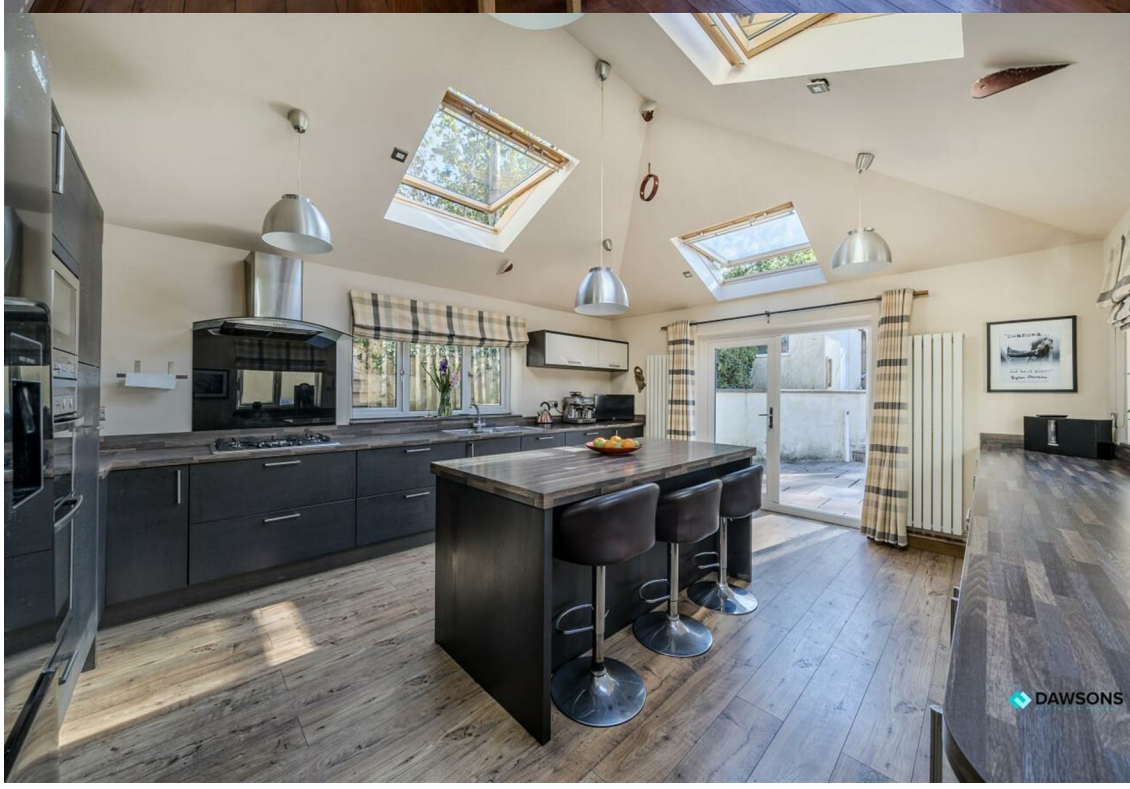
Utility Room
9'7 x 7'4 (2.92m x 2.24m)

WC

Stairs To First Floor

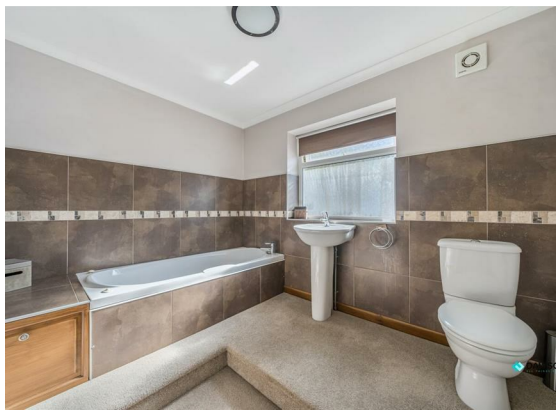
Landing











Bedroom 1
13'10 into bay x 10'8 max (4.22m into bay x 3.25m max)

Ensuite

Bedroom 2
15' into bay x 10'8 max (4.57m into bay x 3.25m max)

Bedroom 3
13'5 min x 9'8 max (4.09m min x 2.95m max)







Bedroom 4
7'4 x 6'11 (2.24m x 2.11m)

Bathroom

Parking
Parking is available at this property via the driveway and garage.

Tenure
TBC

Council Tax Band
E

EPC - D

Services
Mains gas, electric, water & drainage.
There is a water meter.
The current sellers broadband is currently with Virgin. Please refer to the Ofcom checker for further coverage information.
Current owners are not aware of any issues or restrictions for mobile phone coverage. Please refer to Ofcom checker for further information.





