20 Priors Way

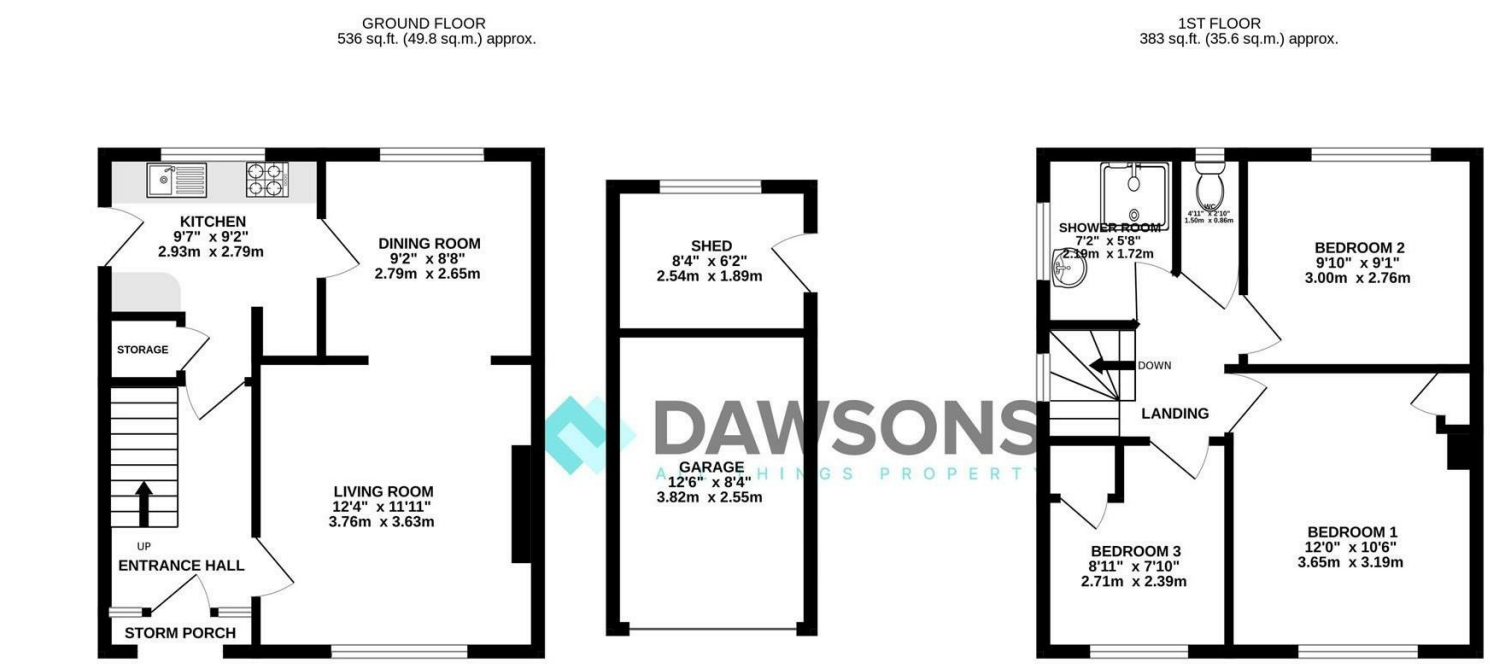
Dunvant, Swansea, SA2 7UJ

Asking Price £230,000

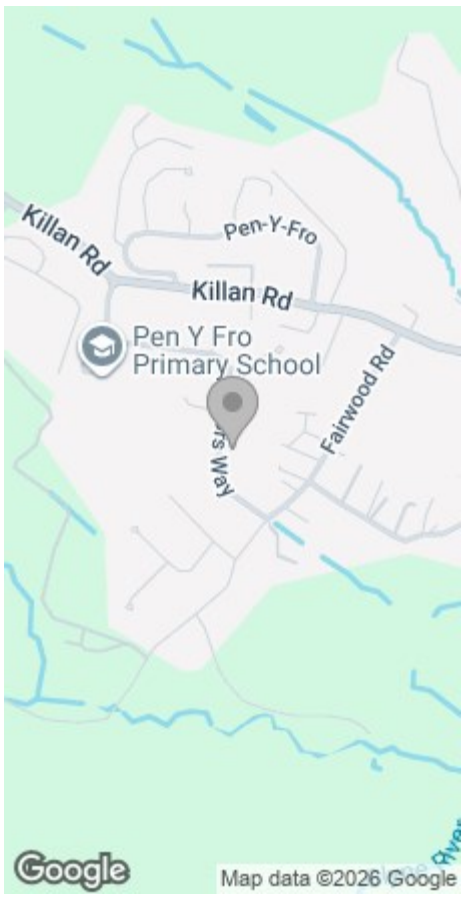
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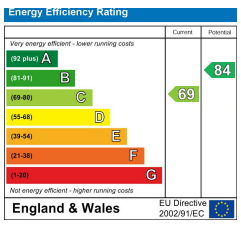
FLOOR PLAN



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

NO ONWARD CHAIN!

Situated on the well-established and sought-after Priors Way in Dunvant, this three-bedroom semi-detached home offers well-proportioned accommodation, driveway parking and a garage with an adjoining storage shed.

The property is entered via a storm porch leading into the hallway. The ground floor comprises a comfortable front-facing living room with an opening into the rear-facing dining room, creating a sociable and versatile living space. A modern fitted kitchen completes the ground-floor accommodation.

To the first floor are three bedrooms, comprising two doubles and one single, together with a shower room and separate WC.

Externally, the property benefits from a driveway leading to the garage and adjoining storage shed. The front garden is laid to lawn, while the level rear garden is also mainly laid to lawn, providing an ideal space for children, outdoor dining or relaxation.

Further benefits include gas central heating and majority double glazing.

Priors Way offers an excellent combination of suburban tranquillity and everyday convenience. The property is within walking distance of Pen Y Fro Primary School and lies within the catchment areas for well-regarded comprehensive schools. Local amenities, public transport links and scenic walking routes are also within easy reach.

Offered with no onward chain, viewing is highly recommended to appreciate the accommodation, garden and desirable location this lovely home has to offer.



FULL DESCRIPTION

GROUND FLOOR

STORM PORCH

HALLWAY

LIVING ROOM
12'4" x 11'10" (3.76m x 3.63m)

DINING ROOM
9'1" x 8'8" (2.79m x 2.65m)

KITCHEN
9'7" x 9'1" (2.93m x 2.79m)

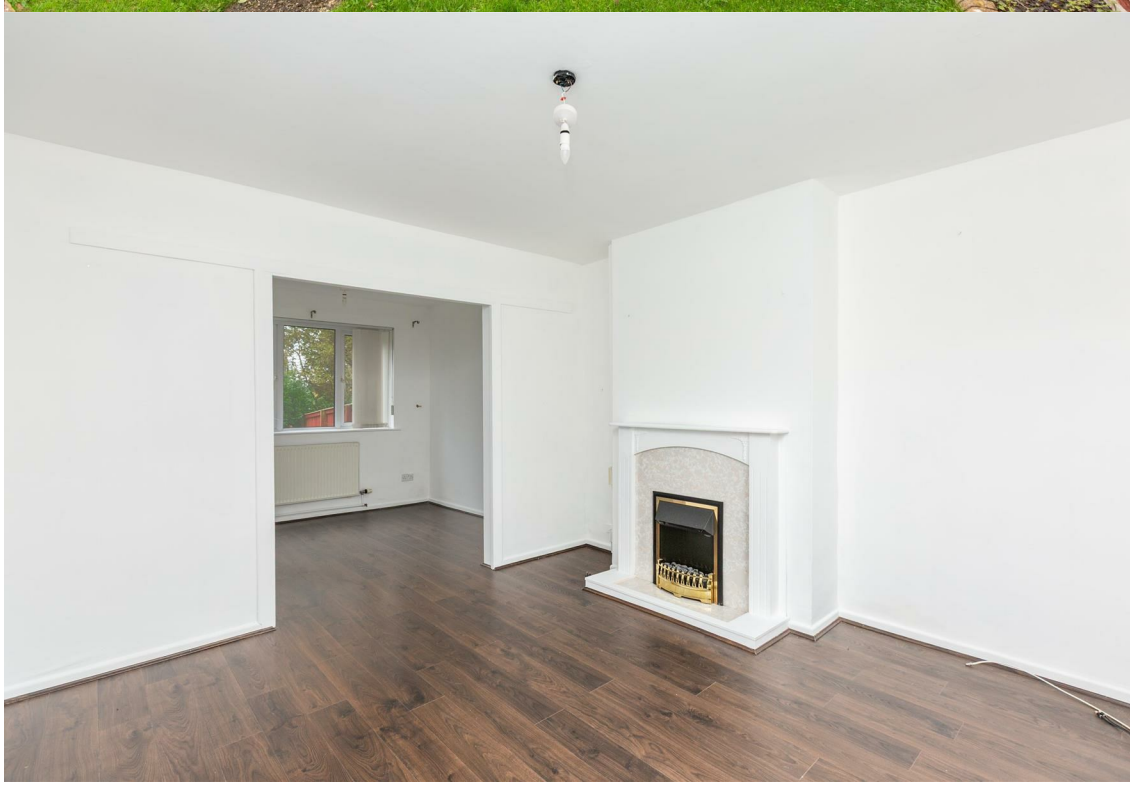
FIRST FLOOR

LANDING

BEDROOM 1
11'11" x 10'5" (3.65m x 3.19m)













BEDROOM 2
9'10" x 9'0" (3.00m x 2.76m)

BEDROOM 3
8'10" x 7'10" (2.71m x 2.39m)

SHOWER ROOM
7'2 x 5'8 (2.18m x 1.73m)

W.C.
4'11 x 2'10 (1.50m x 0.86m)

SERVICES
Mains gas, electric, water & drainage - metered.
You are advised to refer to the Ofcom checker for information regarding mobile signal and broadband coverage

EXTERNAL

GARAGE
12'6" x 8'4" (3.82m x 2.55m)

SHED
8'3" x 6'2" (2.54m x 1.89m)

TENURE
FREEHOLD

COUNCIL TAX BANDING
D

EPC RATING
C





