55 Alexandra Road

Gorseinon, Swansea, SA4 4NN

Offers Around £190,000

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FLOOR PLAN

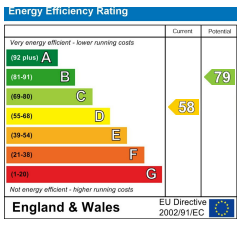


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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

This semi-detached house presents an excellent opportunity for those looking to create their dream home. Boasting three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The two reception rooms offer versatile living areas, perfect for entertaining guests or enjoying quiet evenings in.

The extended kitchen provides ample room for culinary creativity, although it is in need of updating, allowing you to personalise the space to your taste. The property also features a family bathroom, ensuring convenience for all residents.

Outside, you will find an enclosed garden, a delightful space for outdoor activities or simply relaxing in the fresh air. Additionally, a garage at the rear of the property offers valuable storage or parking options.

This home is brimming with potential and awaits your vision to transform it into a modern haven. With its prime location in Gorseinon, you will enjoy easy access to local amenities, schools, and transport links, making it a perfect choice for families and commuters alike. Don't miss the chance to make this property your own and unlock its full potential.







FULL DESCRIPTION

Ground Floor

Entrance

Porch

Hallway

Lounge/Diner
23'1" x 11'4" (7.06m x 3.46m)

Sitting Room
14'3" x 11'3" (4.35m x 3.43m)

Kitchen/breakfast room
14'9" x 10'11" (4.50m x 3.33m)

First Floor

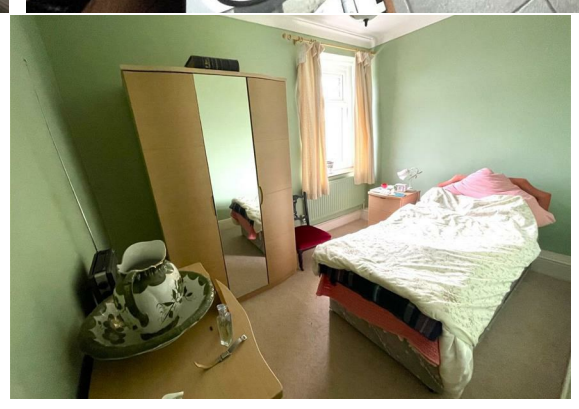
Landing













Shower Room
8'0" x 6'2" (2.45m x 1.89m)

Bedroom 1
15'10" x 10'6" (4.84m x 3.22m)

Bedroom 2
11'8" x 9'8" (3.58m x 2.95m)

Bedroom 3
11'2" x 7'11" (3.41m x 2.43m)

Parking
Garage to rear. On road parking permit can also be applied for.

EPC = D

Council Tax Band = C

Services
Heating System - Gas
Mains gas, electricity, sewerage and water (metered)
You are advised to refer to Ofcom checker for information regarding mobile signal and broadband coverage, as, due to the property being vacant, we cannot confirm availability





