12 Whitegates

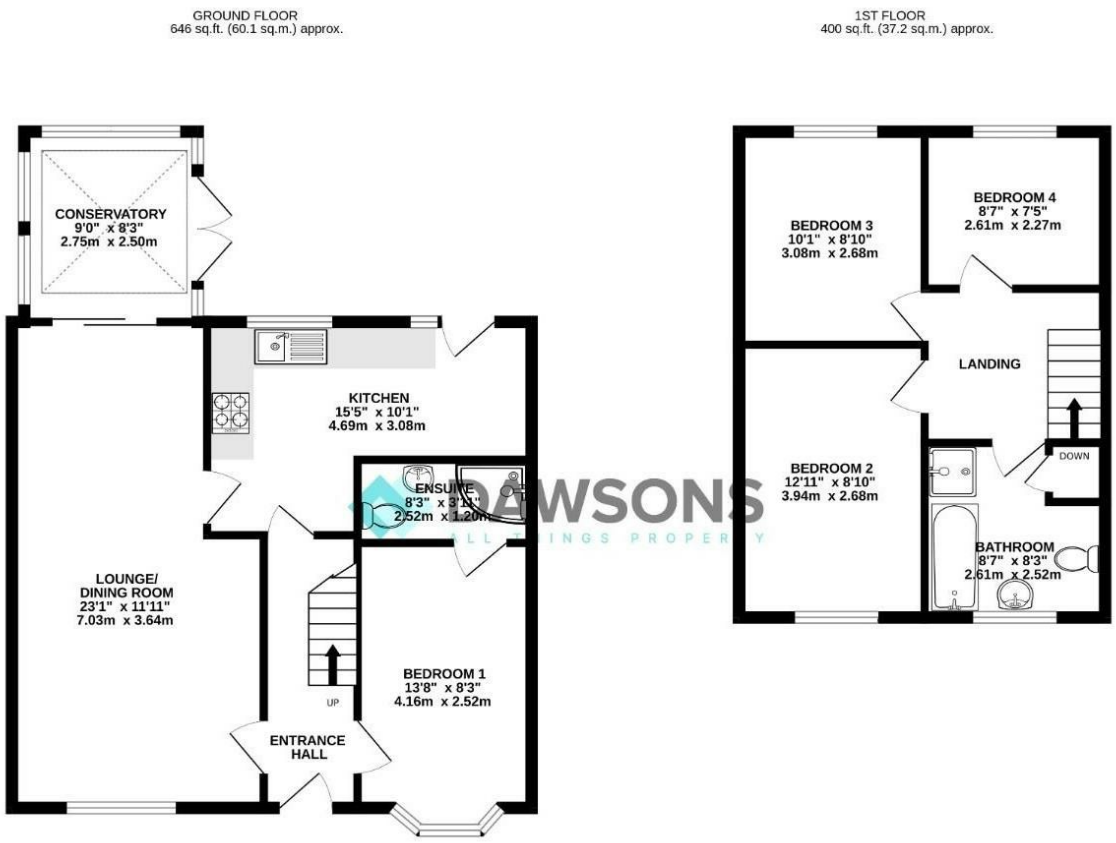
Mayals, Swansea, SA3 5HW

Offers Over £365,000

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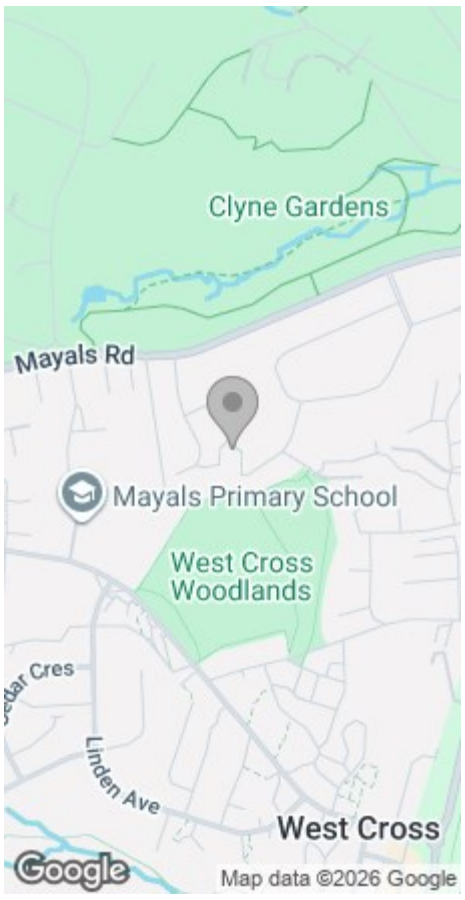
FLOOR PLAN



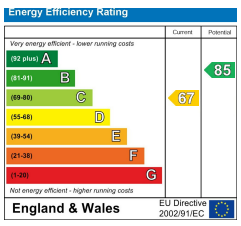
TOTAL FLOOR AREA : 1046 sq.ft. (97.2 sq.m.) approx.

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



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GENERAL INFORMATION

Located in the charming area of Whitegates, Mayals, Swansea, this delightful link-detached house offers a perfect blend of comfort and convenience. With four well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The house boasts two inviting reception rooms, one of which is a lovely conservatory that seamlessly connects to the well-maintained, enclosed rear garden. This outdoor space is perfect for enjoying sunny afternoons or hosting gatherings with friends and family.

The property features a family bathroom as well as an ensuite shower room to bedroom one, ensuring ample facilities for all occupants. Additionally, the convenience of driveway parking adds to the appeal, making it easy for residents and visitors alike.

Situated with great access to both Swansea City Centre and the picturesque Mumbles Village, this home is perfectly positioned for those who appreciate the vibrancy of city life while still enjoying the tranquillity of a suburban setting.

Offered with no chain, this property presents an excellent opportunity for prospective buyers looking to settle in a desirable location. Whether you are a first-time buyer or seeking a family home, this house in Mayals is certainly worth considering.







FULL DESCRIPTION

Entrance

Hallway

Lounge/Dining Room
23'1 x 11'11 (7.04m x 3.63m)

Conservatory
9'0 x 8'3 (2.74m x 2.51m)

Kitchen
15'5 x 10'1 (4.70m x 3.07m)

Bedroom One
13'8 x 8'3 (4.17m x 2.51m)













Ensuite
8'3 x 3'11 (2.51m x 1.19m)

First Floor

Landing

Bedroom Two
12'11 x 8'10 (3.94m x 2.69m)

Bedroom Three
10'1 x 8'10 (3.07m x 2.69m)

Bedroom Four
8'7 x 7'5 (2.62m x 2.26m)

Bathroom
8'7 x 8'3 (2.62m x 2.51m)

External







Parking
Driveway

Council Tax Band
F

EPC
D

Tenure
Freehold

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