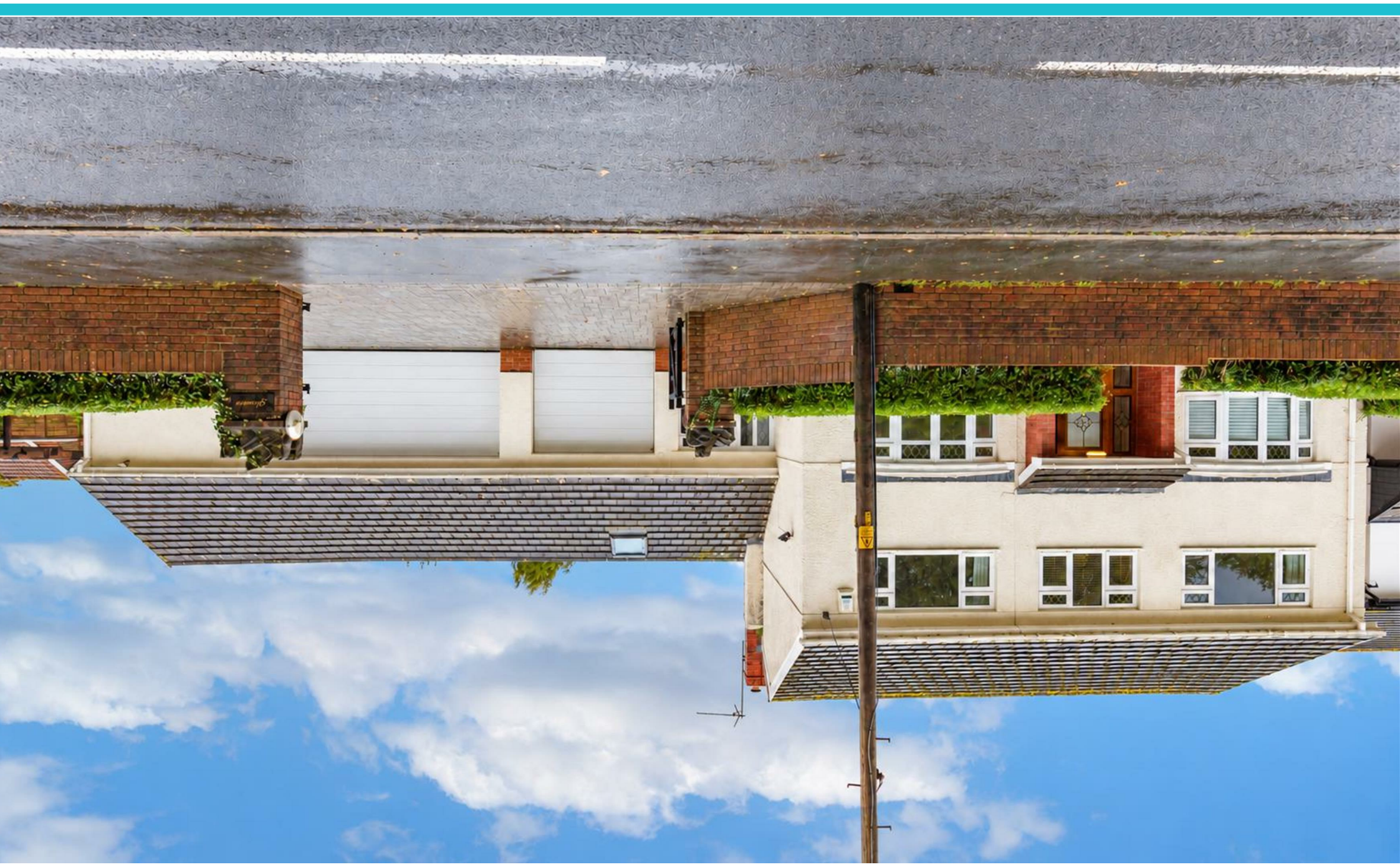
Jasmine Llanmorlais

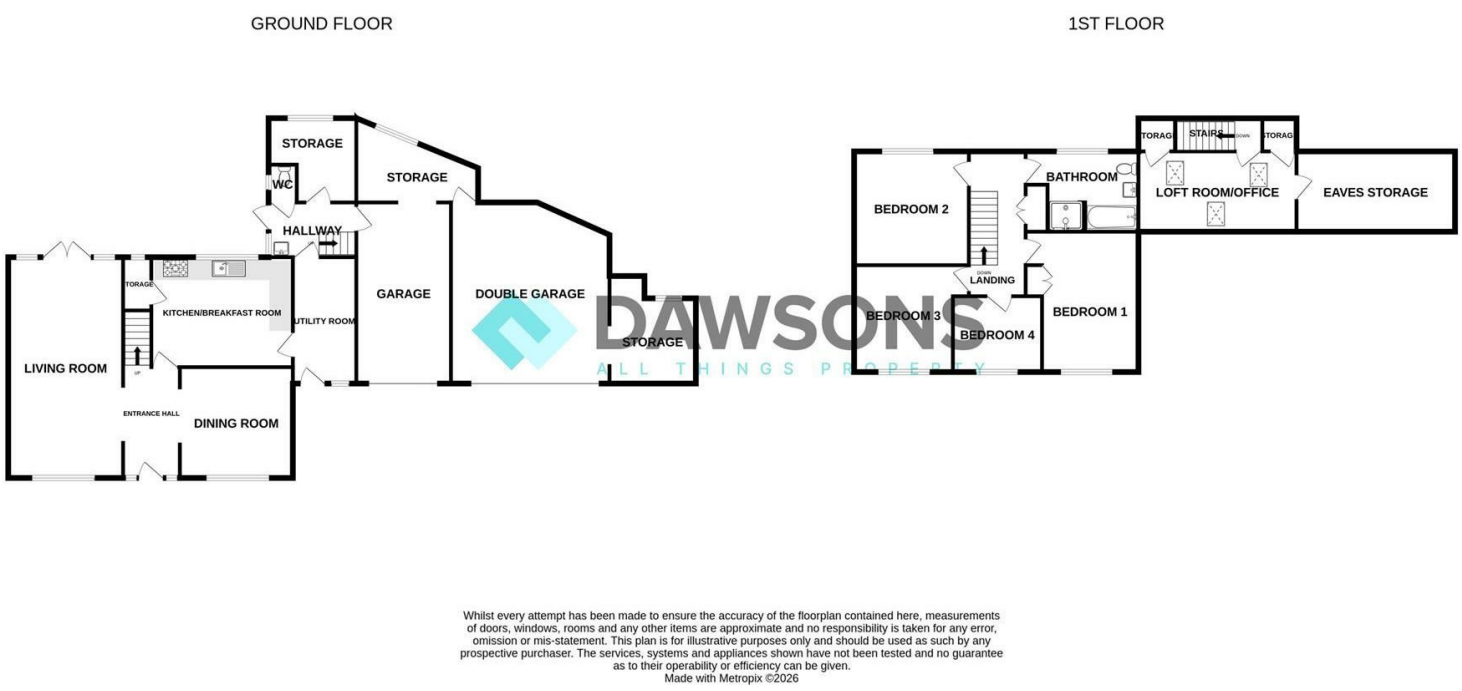
, Swansea, SA4 3RY

Offers Around £500,000

4 | 1 | 2 | E

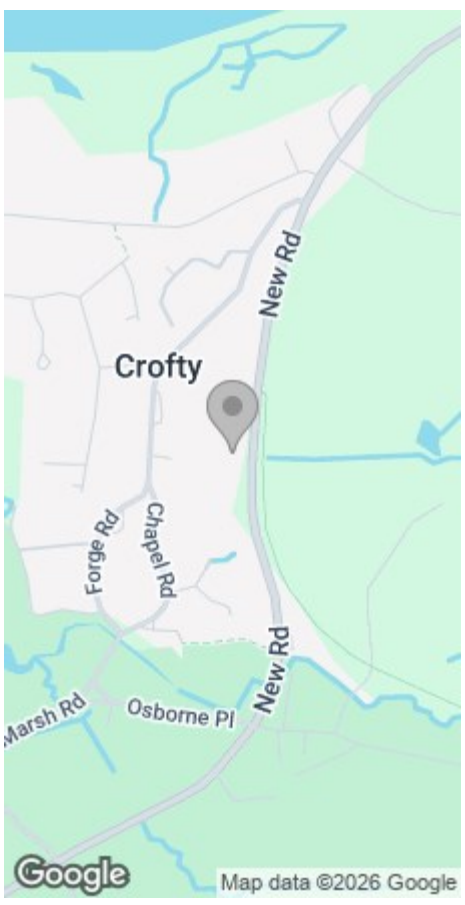


FLOOR PLAN

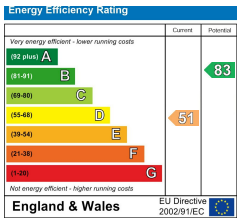


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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

Found in the charming village of Llanmorlais, Swansea, 'Jasmine' presents a unique opportunity to own a piece of history, as it was once an old dairy. This delightful four-bedroom detached family home offers ample space for comfortable living, making it an ideal choice for families.

Upon entering, you will find two inviting reception rooms that provide versatile spaces for relaxation and entertainment. The property boasts a well-appointed bathroom and four generously sized bedrooms, ensuring that everyone has their own personal retreat. The low-maintenance rear garden is perfect for enjoying sunny afternoons, while the lawned garden to the side offers additional outdoor space for children to play or for hosting gatherings.

The property features a concrete imprinted driveway leading to a triple garage, which includes an office above, providing an excellent opportunity for those who work from home or require extra storage space.

Situated close to the stunning Gower Peninsula and the picturesque estuary, 'Jasmine' is ideally located for those who appreciate the beauty of nature and outdoor activities. This property is not just a house; it is a home filled with potential and history, making it a







FULL DESCRIPTION

Entrance

Hallway

Living Room
22'11" x 11'11" (6.99m x 3.63m)

Dining Room
11'9" x 11'6" (3.58m x 3.51m)

Kitchen/Breakfast Room
14'8" x 11'5" (4.48 x 3.48)

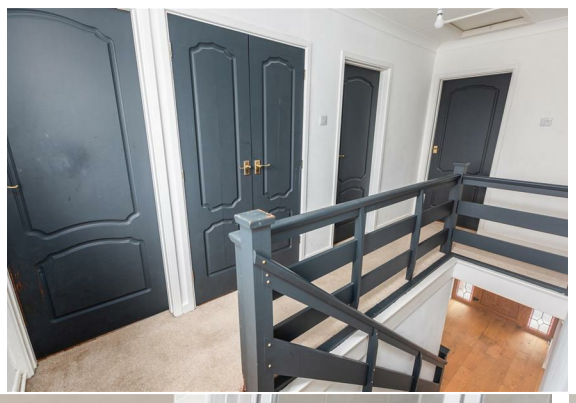
Utility Room
13'2" x 6'7" (4.01m x 2.01m)

Inner Hall

Cloakroom

Storage Rooms













Landing

Bedroom 1
14'7" x 11'9" (4.45m x 3.58m)

Bedroom 2
11'11" x 11'10" (3.63m x 3.61m)

Bedroom 3
11'11" x 11'1" (3.63m x 3.38m)

Bedroom 4
9'3" x 7'10" (2.82 x 2.40)

Bathroom
11'8" x 8'3" (3.57 x 2.54)

Garage
18'9" x 9'9" (5.73 x 2.99)

Double Garage
18'9" x 16'5" (5.73 x 5.01)

Loft Room/Office
16'4" x 8'3" (5.00 x 2.54)

Externally

Parking
Driveway and Triple Garage

Tenure
Freehold

Council Tax band = G

EPC = E

Services
Heating System - Oil
Mains gas, electricity, sewerage and water (billed)
Broadband - The current supplier is Sky (fibre)
Mobile - There are no known issues with mobile coverage using the vendors current supplier, Three
You are advised to refer to Ofcom checker for information regarding mobile signal and broadband coverage.





