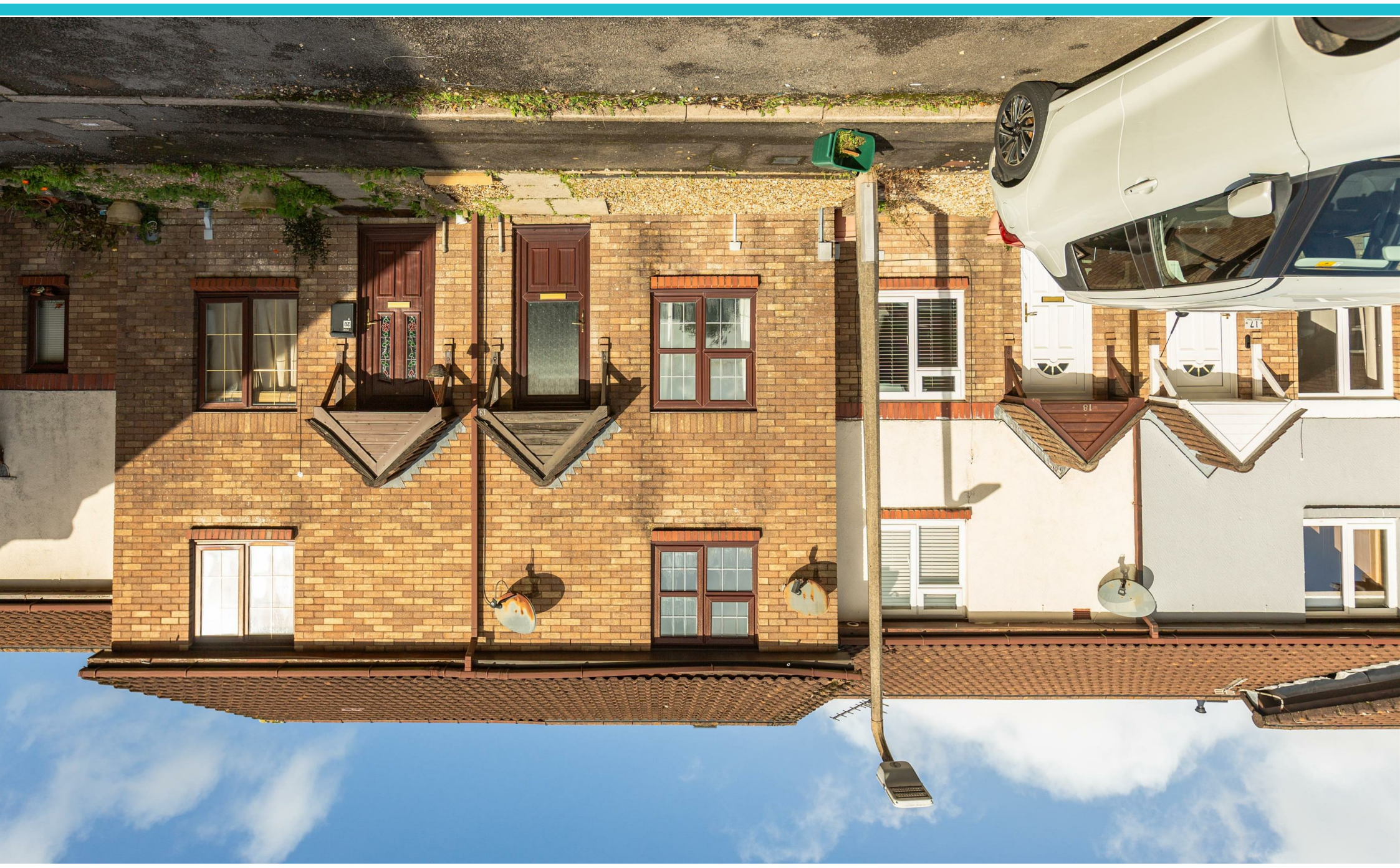
DAWSONS
ALL THINGS PROPERTY

2 1 1 C

19 Poplar Close

Sketty, Swansea, SA2 9HP

Asking Price £170,000

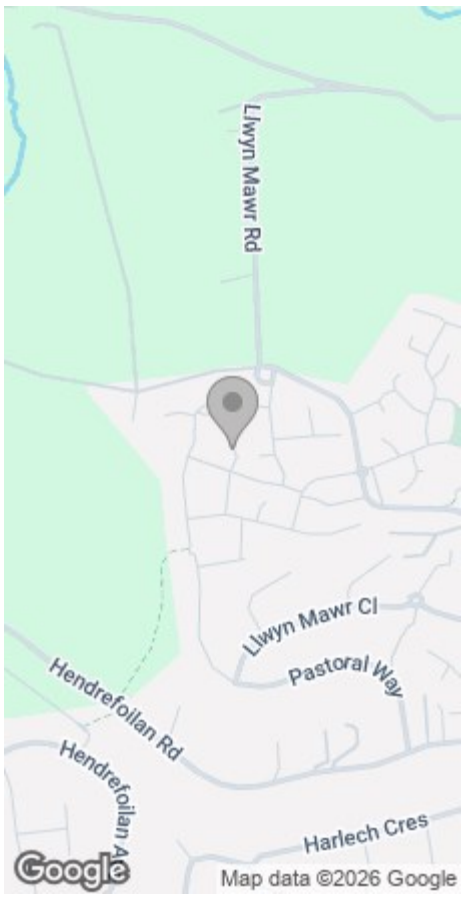


FLOOR PLAN

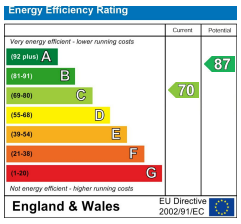


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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The Property Ombudsman
Relocation agent network
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BEST ESTATE AGENT SALES AWARDS 2021 WINNER LETTINGS

GENERAL INFORMATION

NO ONWARD CHAIN!

Situated within a peaceful cul-de-sac in the popular Sketty area, this delightful modern two-bedroom mid-terrace home offers well-presented accommodation and two allocated parking spaces.

The ground floor comprises a spacious living/dining room with a staircase leading to the first floor, together with a rear-facing fitted kitchen providing direct access to the garden.

To the first floor are two bedrooms and a family bathroom.

Externally, the property benefits from an enclosed rear garden and two allocated parking spaces. Further features include double glazing and gas central heating.

Ideally positioned, the property provides convenient access to the amenities available at Tycoch Square and within Sketty and Killay. Sketty Primary School is also within easy reach, while the property falls within the catchment area for the highly regarded Olchfa Comprehensive School.

Offered with no onward chain, this lovely home would make an ideal first-time purchase or investment opportunity. Viewing is highly recommended to appreciate its accommodation and quiet cul-de-sac setting.



FULL DESCRIPTION

GROUND FLOOR

ENTRANCE HALL

LIVING ROOM/DINING ROOM
15'8" x 11'9" (4.80m x 3.60m)

KITCHEN
11'9" x 8'11" (3.60m x 2.73m)

FIRST FLOOR

LANDING

BEDROOM 1
11'9" x 9'4" (3.60m x 2.85m)

BATHROOM
8'9"x 4'6" (2.68mx 1.39m)

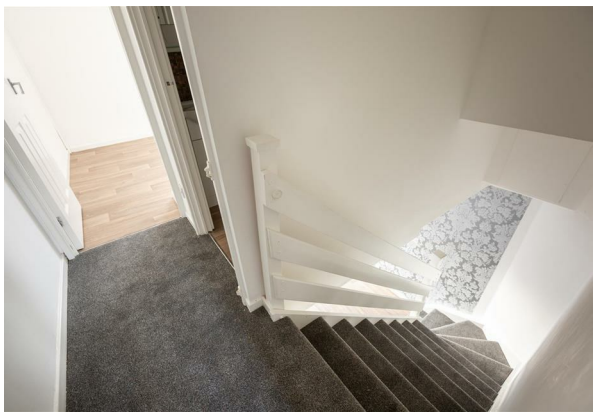
BEDROOM 2
11'9" x 8'7" (3.60m x 2.64m)

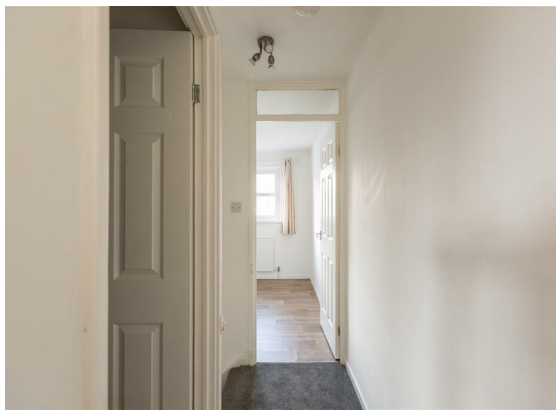
























EXTERNAL
There is alocated two parking spaces at rear carpark

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

EPC RATING
C

COUNCIL TAX BANDING
C

TENURE
FREEHOLD