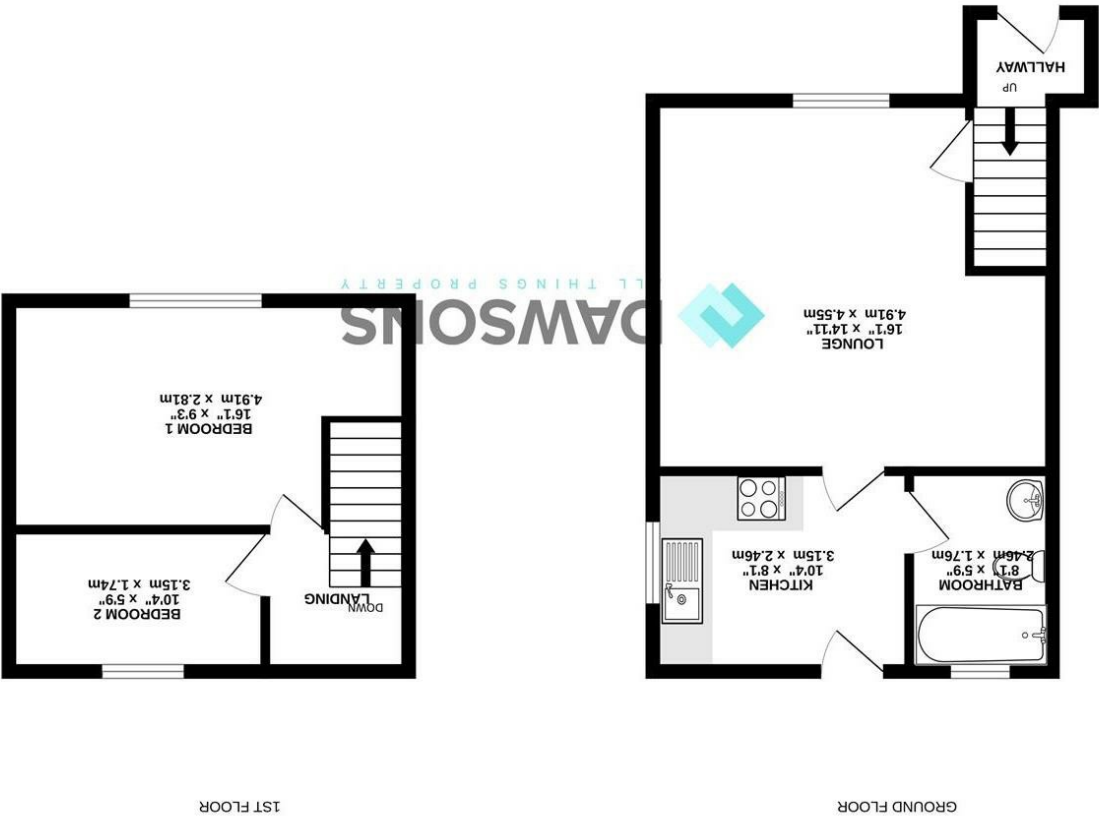


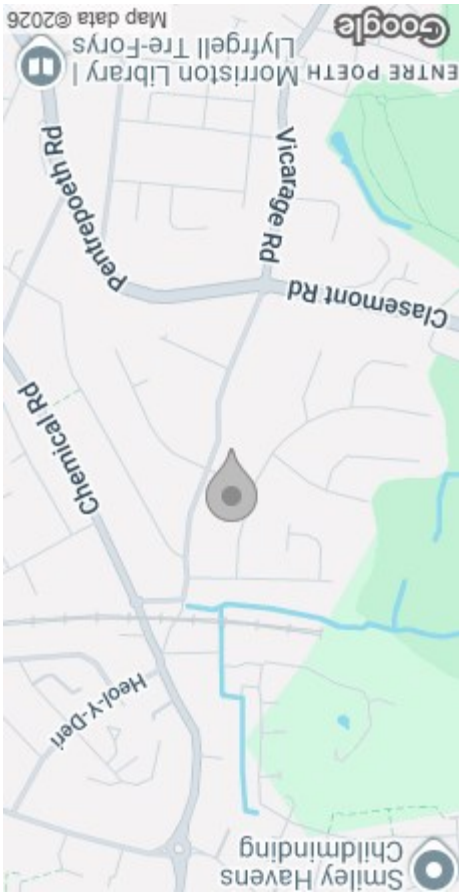
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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan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

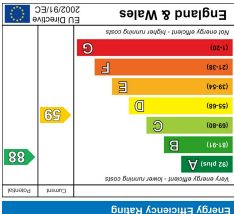
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FLOOR PLAN



EPC



193 Vicarage Road
Morriston, Swansea, SA6 6DU
Offers Around £150,000

2 1 1 D

GENERAL INFORMATION

Situated on Vicarage Road in the charming area of Morriston, Swansea, this delightful semi-detached cottage presents an excellent opportunity for those seeking a well-presented home. With two inviting bedrooms and a comfortable reception room, this property is perfect for small families or couples looking for a cosy retreat.

The cottage boasts a well-maintained interior, ensuring a warm and welcoming atmosphere from the moment you step inside. The fitted kitchen is both functional and stylish, equipped with modern appliances that make cooking a pleasure. The contemporary bathroom has been thoughtfully designed, ensuring a refreshing and comfortable experience. The enclosed rear garden offers a private outdoor space, ideal for enjoying sunny afternoons or hosting gatherings with friends and family.

Convenience is key, as this property is situated close to local amenities, including shops and services, making daily life effortless. Additionally, its proximity to the DVLA and Morriston Hospital makes it an attractive option for professionals working in these institutions. For those who require easy access to the wider region, the property benefits from excellent transport links to the M4, ensuring that commuting is a breeze.

With no chain involved, this cottage is ready for you to move in and make it your own.

FULL DESCRIPTION

Entrance

Hallway

Lounge
16'1 x 14'11 (4.90m x 4.55m)

Kitchen
10'4 x 8'1 (3.15m x 2.46m)

Bathroom
8'1 x 5'9 (2.46m x 1.75m)

First Floor



Landing

Bedroom One
16'1 x 9'3 (4.90m x 2.82m)

Bedroom Two
10'4 x 5'9 (3.15m x 1.75m)



External

Council Tax Band
B

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.

