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DAWSONS
ALL THINGS PROPERTY



31a & 31b Bryn Y Mor Crescent

, Swansea, SA1 4QH

Asking Price £330,000

7 3 2







FULL DESCRIPTION

31 A Bryn Y Mor Crescent (ground floor)

Ground Floor Porch

Hallway

Cloakroom

Letting Room 1
11'0" (into alcove) x 10'9" (3.37m (into alcove) x 3.3m)

Shower Room

Letting Room 2
14'5" x 10'5" (4.40m x 3.20m)

Kitchen/Dining Room
26'0" x 10'2" (7.93m x 3.12m)

External

Rear Courtyard

31b Bryn Y Mor Road (first floor)

Entrance Hallway

Letting Room 1
13'1" x 7'5" (4.0m x 2.28)

Letting Room 2
13'1" 10'0" (into alcove) (4.0m 3.07m (into alcove))

W.C

Letting Room 3
10'9" x 9'9" (3.30m x 2.98m)

Kitchen/Dining Room
22'11".229'7" x 10'3" (7..70m x 3.13m)

Second Floor

Letting Room 4
13'9" x 10'9" (4.201m x 3.30m)

Letting Room 5
13'1" x 15'2" (4.00m x 4.63m)

Shower Room

External

Decked Area

Two Parking Spaces to Rear

Tenure - Leasehold
Term 120 Years with 100 years remaining.

The vendors are the freeholders and this will be passed on to the new purchaser.

Council Tax Band - D

EPC - D (for both flats)

HMO
The vendors are currently in the process of renewing the licence.

Services
Mains Gas & Electric
Mains Sewerage

Water: Billed

"Broadband – The current supplier is (Virgin Media). The broadband type is Fibre

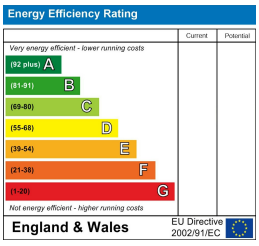
AREA MAP



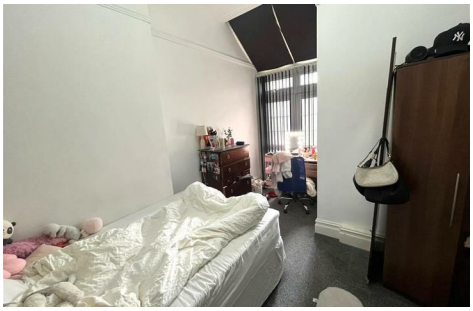
FLOOR PLANS



EPC



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