



SMITHS
SALES & LETTINGS



4 Pen Y Cwm, Swansea, SA2 0FL **Offers Over £400,000**

SPACIOUS REFURBISHED 4 BEDROOM HOME with 2 RECEPTION ROOMS, 2 BATHROOMS, KITCHEN DINER, UTILITY ROOM and WC.

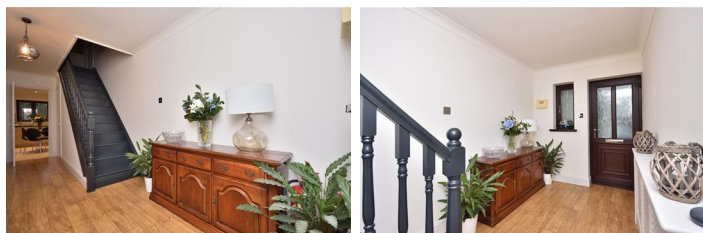
The property has been RENOVATED to include SMART NEST TECHNOLOGY, CHROME SOCKETS & SWITCHES, CONTEMPORARY LIGHTING, and UNDERFLOOR HEATING in the TWO ON-TREND LUXURIOUS BATHROOMS. The use of both VINTAGE STYLE & MODERN LIGHTING with the NEUTRAL & HERITAGE colour scheme creates an rare AMBIENCE that must be seen! The FAMILY BATHROOM and EN-SUITE are FINISHED to an EXTREMELY HIGH STANDARD.

Also benefits from GAS CENTRAL HEATING, PVCu DOUBLE GLAZING, GARDENS to the FRONT & REAR, DRIVEWAY and INTEGRAL GARAGE.

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Hallway

19'4" x 6'8" (5.91 x 2.04)



Comprising PVCu external door and window, laminate flooring, radiator with cover and doors to the living room, kitchen & WC.

WC

4'2" x 2'5" (1.29 x 0.74)



It may be the littlest room in the house, but it is beautiful! A super modern suite with dramatic wood panelling and solid oak flooring.

Kitchen Diner

15'10" x 11'7" (4.84 x 3.54)



Featuring a range of wall & base units, with granite worktops, stainless steel sink, integral dishwasher, Range style cooker and large American style fridge freezer. Also with tiled flooring, feature tall radiator, PVCu windows & patio doors to the rear garden and further internal doors to the dining room & utility room (garage).

Utility Room

8'8" x 7'10" (2.65 x 2.39)



Fitted with a range of wall & base units, dual worktops with space for two appliances, stainless steel sink, tiled flooring, PVCu external door to the garden and further doorway to the garage.

Dining Room

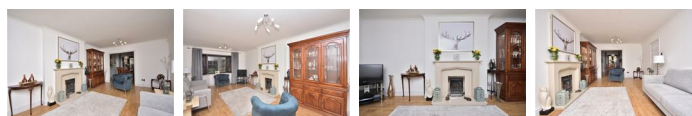
11'8" x 9'0" (3.57 x 2.76)



With patio doors to the garden, radiator and laminate flooring - Open to the living room.

Living Room

19'7" x 11'7" (5.99 x 3.55)



Expansive living space featuring gas fireplace, radiator, PVCu bay windows, tv point and laminate flooring - Open to the dining room.

Landing

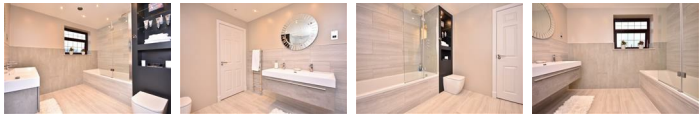
11'7" x 7'1" (3.54 x 2.16)



Spacious landing with contemporary drop down pendant lighting, solid oak flooring, storage cupboard, radiator and the staircase & bannister is finished in the award winning Farrow & Ball 'Railings' colour.

Bathroom

9'3" x 8'2" (2.84 x 2.49)



Superb family bathroom with a luxury hotel style finish comprising tiled flooring with underfloor heating, tall heated towel rail, xl sink with storage, shower over bath, WC and elegant backlit shelving.

Bedroom One

15'8" x 10'0" (4.79 x 3.05)



One of four generous double bedrooms, featuring laminate flooring, radiator, phone socket and dual PVCu windows to the rear garden aspect.

Bedroom Two

13'6" x 11'4" (4.14 x 3.47)



Second spacious double bedroom with radiator and PVCu windows to the rear aspect.

Bedroom Three

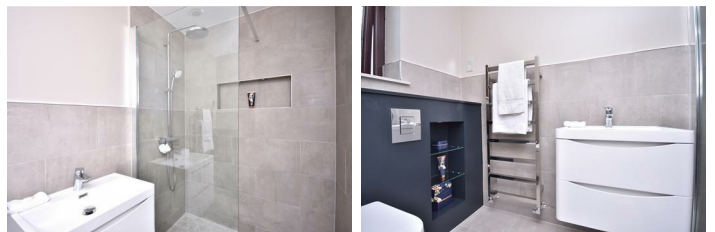
12'9" x 11'4" (3.90 x 3.47)



Main bedroom with fitted wardrobes, laminate flooring, PVCu windows, radiator and door to the en-suite bathroom.

En-Suite Bathroom

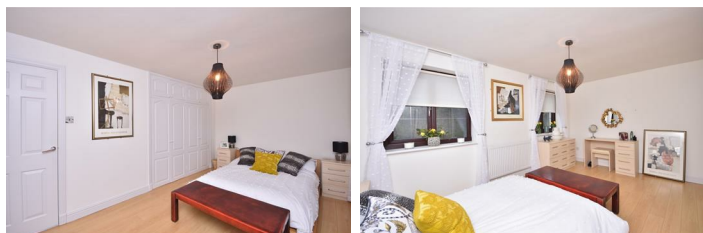
5'4" x 4'7" (1.63 x 1.41)



Second beautifully crafted refurbished bathroom with contemporary backlit shelving, walk in double shower, sink & WC.

Bedroom Four

15'7" x 9'5" (4.76 x 2.88)



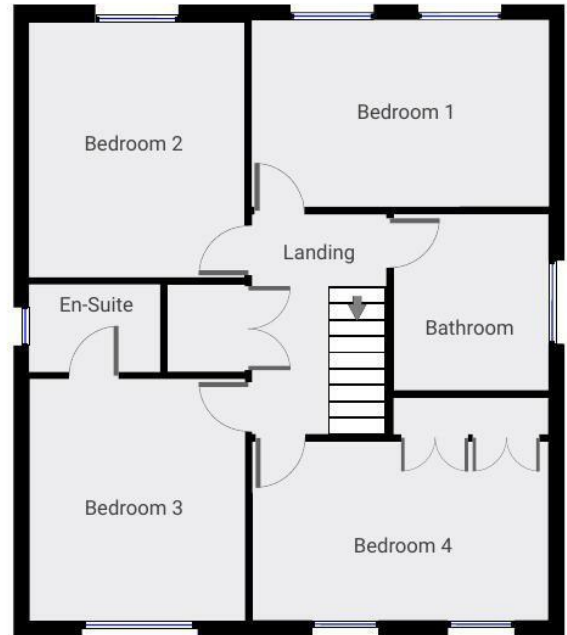
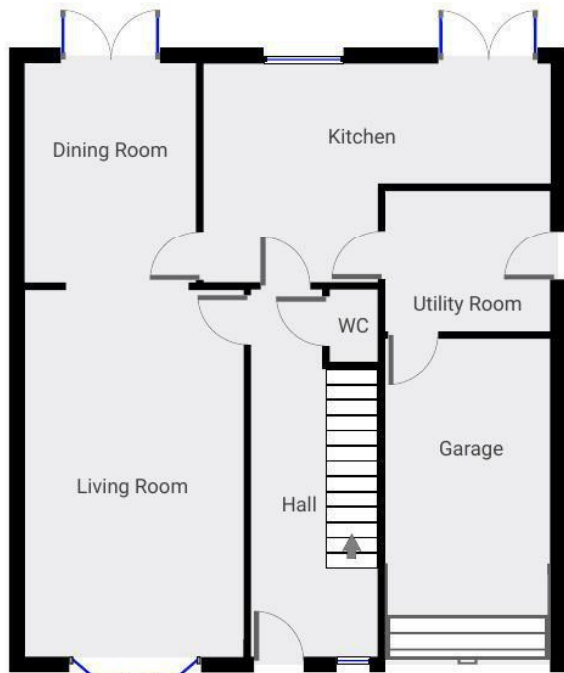
Fourth double bedroom featuring built in wardrobes, laminate flooring, radiator, tv point and dual PVCu windows to the front aspect.

External



The property is located in a quiet cul de sac of similar properties and benefits from a generous rear patio garden and lawn, driveway and garage to the front. Conveniently located for both the city center and local amenities.

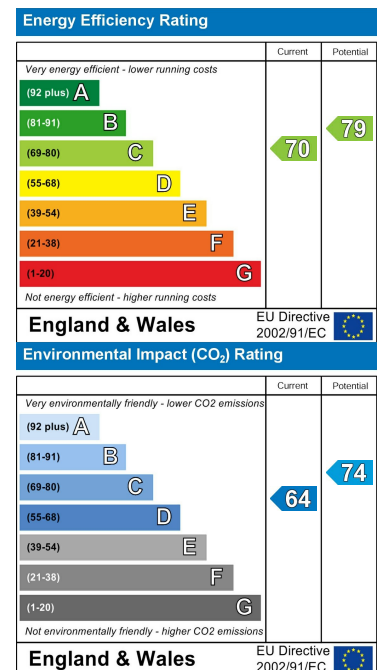
Floor Plan



Area Map



Energy Efficiency Graph



Smiths Homes endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

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