



|| Clyne Castle  
Blackpill | Swansea | SA3 5BW





# Insight

## II Clyne Castle

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Located within the imposing, historic Grade II listed Clyne Castle which sits within beautifully maintained gardens cocooned by an array of century old trees. This fantastic 3-bedroom apartment offers bright and airy living accommodation, charming original features and is well presented throughout. It is situated in a prime location and has the wonderful Mumbles Promenade just a short stroll away. The promenade runs alongside the water's edge and stretches for miles, running through the famous village of Mumbles stretching all the way from Swansea Marina to the picturesque pier at Mumbles, with an array of activities, ice cream parlours and cafes en-route.

Built in 1791 by prestigious and wealthy landowner Richard Phillips, it was later bought by the council in the 1950's and for a brief period was used as halls of residence for Swansea University before the successful conversion into luxury apartments in 2003.

Let us explore what II Clyne Castle has to offer in more detail...

### Approach

After journeying along the Mumbles front you will arrive at the stately castle which is set behind secure and attractive wrought iron gates offering an imposing first impression with immaculate grounds, ample guest and resident parking, two of which are allocated to II Clyne Castle. To the right of this impressive castle, you will find the entranceway where you will be led into the well-presented communal area and a stairway which will guide you to the first floor where you will find this superb apartment.

### Entrance/Hallway

From the moment you step into this grand apartment you will feel warm and welcome. This spacious entranceway is wonderfully laid with carpet and also has the pleasure of spotlighting, a large storage cupboard and access to all living spaces.

### Master Bedroom with En-Suite

To the left of the entranceway, you will find the superb bright and airy master bedroom with abundance of natural light beaming in through the very large window to the front with mature tree outlooks. You will immensely notice the spectacular high ceiling lit with spot lighting. This very generous room is fantastically laid with carpet and has ample room to house a dressing table, seating area or whatever you may desire. The master bedroom also enjoys a private en-suite which houses a WC, wash basin, fitted bath with shower unit, heated towel rail, spotlighting, extractor fan, and is fully tiled.

### Bedroom Three

Situated to the front of the castle you have another beautifully bright double bedroom which benefits from fantastic high ceilings, large window with lovely views of mature trees, spotlighting and is laid with carpet.











Ascend 3 steps and let us explore the east side of this beautiful apartment.

#### **Shower Room**

Located to your right you have a well-presented shower room housing a WC, wash basin, walk-in shower, heated towel rail, spotlighting and is fully tiled.

#### **Bedroom Two with En-suite**

Another generous in size double bedroom with natural light flooding in through the large window at the rear. This space also enjoys wonderful high ceilings, spotlighting, carpeted flooring, and a private en-suite. The en-suite is fully furnished with a WC, wash basin, fitted bath, heated towel rail, spotlighting, and is fully tiled.

#### **Kitchen**

An immaculately presented kitchen housing an array of wall and base units topped with granite worktops. This kitchen is fitted with multiple integrated NEFF appliances including an oven/grill, microwave, 4-ring ceramic hob, elevated extractor fan, fridge/freezer, dishwasher, and washer/dryer. Here you also have the pleasure of a double sunken sink with integrated drainage board, tiled flooring, and spotlighting.

#### **Lounge/Diner**

What an amazing space! Straight away you will notice the impressive high ceilings and the wonderful dual aspect windows allowing lots of natural light. From here you have beautiful outlooks overlooking the famous Mumbles Bay and Clyne Gardens. This very generous in size room has ample space to house a large dining set and lounge area creating a space which is perfect for socialising with friends and family or simply just relaxing. The lounge/diner is wonderfully laid with carpet and also enjoys spotlighting and a feature alcove.









### Step Outside...

Clyne Castle is wonderfully positioned in well-maintained communal gardens where you have an array of locations to listen to the sounds of nature. There is easy access into the enchanting Clyne Gardens offering a full array of exotic plants and rare blooms, acres of lawn and pathways that meander through the pleasant gardens leading down to the beach front.





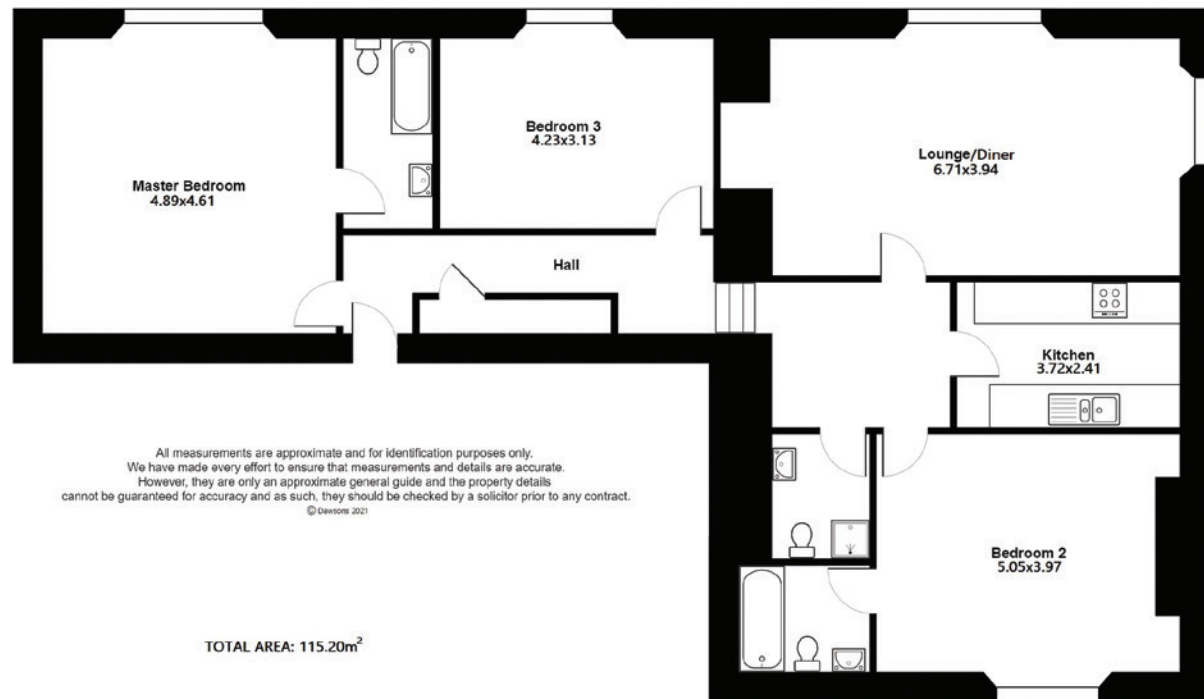
### Local Area

Mumbles is a charming coastal village located to the west of the City of Swansea. The village itself offers a full array of quality restaurants and individual boutiques. With beachside promenade that meanders along the coast with parks, cafés, and ice cream parlours en route. The village is popular with families due to the beautiful parks, award winning beaches, gardens, and excellent schools. Recently listed in The Sunday Times as 'one of the best places to live', Mumbles is known locally as the gateway to the Gower Peninsula which is the first ever designated area of natural outstanding beauty, with beautiful beaches, interesting coves to explore and breathtaking coastal walks.

Alongside our award-winning beaches, scenic coastal paths, and Marina we are blessed with great sporting facilities. With championship golf courses, Olympic sized swimming pool and a full array of water sport activities to enjoy. Culturally benefiting from museums, galleries, theatres, and historic castles offering guided tours throughout the peak periods. With a centre celebrating the entire works of Dylan Thomas. Swansea Train Station offers a direct line to London and Cardiff International Airport is approximately 45-minute drive.

#### Additional Property Information

Grade II Listed  
Leasehold (Each apartment owns an equal share of the freehold)  
Chain Free  
Stone Construction  
Adopted Road  
Electric Central Heating Throughout  
Mains Drainage



EPC Exempt

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