



Pengors Road

Swansea, SA5 7JF

Offers in the region of £190,000



Three bedroom semi-detached dormer style house within a popular location. Lounge/diner, kitchen, first floor bathroom, driveway, garage and gardens. Gas central heating, upvc double glazing and no onward chain. The property does require full refurbishment however offers great potential. Easy access to the M4, Morriston Hospital and DVLA. Leasehold - 999 year lease.



Ground Floor

Entrance Hall

Upvc double glazed door to front with full height glazed side window. Radiator. Stairs to first floor.

Lounge/Dining Room 26'0

Lounge Area 14'7 x 13'4 max

Upvc double glazed window to front, Double radiator. Feature fireplace comprising marble hearth and inset with wooden surround and coal effect gas fire. Open plan to;

Dining Area 11'3 x 7'8

Upvc double glazed window to rear. Radiator.

Kitchen 11'3 x 8'8

Fitted with a range of wall and base units incorporating stainless steel sink unit. Built-in stainless steel electric oven with gas hob and extractor over. Splash back tiling over surfaces. Plumbed for washing machine. Radiator. Under stairs storage cupboard. Wall mounted gas boiler. Upvc double glazed window and door to rear.

First Floor

Landing

Upvc double glazed window to side. Loft access. Built-in airing cupboard.

Bedroom One 11'2 x 10'1

Upvc double glazed window to rear. Radiator.

Bedroom Two 12'8 x 9'6

Upvc double glazed window to front. Radiator.

Bedroom Three 7'1 x 5'0

Upvc double glazed window to front. Radiator. Built-in over stairs storage cupboard.

Bathroom 6'8 x 5'5

White three piece suite comprising low level wc, pedestal wash hand basin and bath. Fully tiled walls. Tiled floor. Radiator. Upvc double glazed frosted window to rear.

Parking

Long driveway to side which can accommodate two cars off the road. The drive leads to a barn door sectional garage.

Gardens

Lawned garden to front with flower borders. Side gated pedestrian access to an enclosed rear garden which is mainly laid to lawn with an abundance of mature plants. Patio seating area.

General Information

Tenure: Leasehold. 999 year lease from 1962. Ground rent paid twice a year of £6.25.

Council Tax: Band D

EPC: awaited

There is no onward chain with this property.

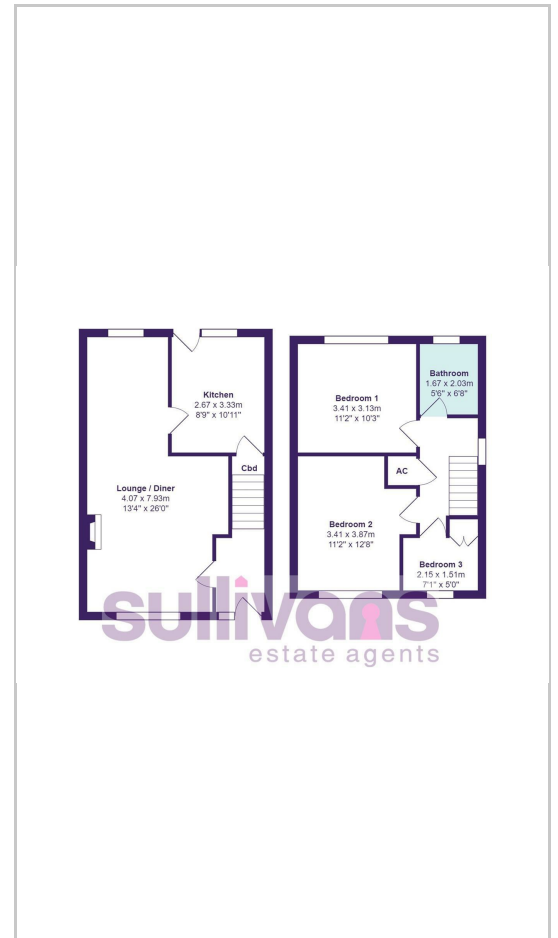
Viewings strictly by appointment via Sullivans Estate Agents

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Area Map



Floor Plans



Energy Efficiency Graph

