



24 Millwood Gardens, Killay, Swansea, SA2 7BE
£419,995

Tucked away in the excellent location of Millwood Gardens is this stunning six bedroom detached property, boasting very generous amounts of accommodation. The ground floor comprises: entrance hallway, study, lounge, dining room, conservatory, kitchen, utility, WC. The first floor presents: four bedrooms, one of which hosting an ensuite, as well as a family bathroom. The second floor then sees two great size bedrooms benefitting from plenty of natural light via skylights. Externally to the front is an area which provides parking for several vehicles, as well as access to a garage. To the rear is a very well presented garden with areas laid to lawn and patio areas. Within close proximity to Millwood Gardens is the multitude of amenities in Killay, including: shops, bakeries, medical centre, library, chemist etc. The property is in catchment for Olchfa Comprehensive which was rated "excellent" in its latest inspection. Viewing strongly recommended. EPC-C

£419,995



Ground Floor

Entrance Hallway

UPVC double glazed door. Radiator. Doors to lounge, study and kitchen. Storage cupboard. Stairs to first floor.

Study 3.37 (into bay) x 2.68 (11'1" (into bay) x 8'10")

UPVC double glazed bay window to front. Radiator.

Lounge 5.07 x 3.47 (16'8" x 11'5")

UPVC double glazed window to front. Fireplace with complementary surround, hearth and mantelpiece. Radiator. Double bi- folding doors leading into the dining room.

Kitchen 2.78 x 4.79 (9'1" x 15'9")

UPVC double glazed window to rear, UPVC double glazed door to rear. Radiator, Fitted with a range of matching wall and base units with complementary work surfaces over. Inset sink with drainer. Electric oven and gas hob with extractor hood over. Space for fridge. Integrated

dishwasher.

Utility Room 1.61 x 1.67 (5'3" x 5'6")

Door to side. Radiator. Matching wall and base units with complementary work surfaces over. Space for freezer. Plumbing for washing machine. Door to:

Cloakroom

Radiator. Two piece suite comprising low level WC and corner wash hand basin.

Dining Room 2.8 x 3.47 (9'2" x 11'5")

UPVC double glazed windows to rear, UPVC double glazed door to rear. Radiator. UPVC double glazed double doors into:

Conservatory 6.01 x 3.49 (19'9" x 11'5")

UPVC double glazed windows throughout. UPVC double glazed double doors to rear leading out onto the garden.

First Floor

Landing

Radiator. Doors to four bedrooms and bathroom. Stairs to second floor.

Master Bedroom 3.25 x 3.54 (10'8" x 11'7")

UPVC double glazed window to front. Radiator. Door to:

Ensuite

UPVC double glazed obscure glass window to front. Radiator. Bath with shower attachment over, low level WC. Base units with 'his and hers' fitted wash hand basins with mixer taps.

Bedroom Two 3.61 x 3.20 (11'10" x 10'6")

UPVC double glazed window to rear. Radiator. Door to:

Ensuite

UPVC double glazed obscure glass window to rear. Radiator. Suite comprising shower, low level WC and base units with inset wash hand basin with mixer tap.

Bedroom Three 3.14 max x 2.75 max (10'4" max x 9'0" max)

UPVC double glazed window to rear. Radiator. Fitted wardrobe.

Bedroom Four 2.42 x 2.79 (7'11" x 9'2")

UPVC double glazed window to front. Radiator.

Bathroom

UPVC double glazed obscure glass window to side. Radiator. Suite comprising low level WC, bath with shower attachment over and fitted units with inset wash hand basin with mixer tap.

Second Floor

Landing

Doors to bedrooms and bathroom. Airing cupboard.

Bedroom Five 5.17 x 3.26 (17'0" x 10'8")

Two skylights. Two radiators.

Bedroom Six 5.18 x 2.78 (17'0" x 9'1")

Two skylights, radiator

Shower Room

Skylight. Radiator. Suite comprising low level WC, shower cubicle and base unit with work surface over fitted with wash hand basin with mixer tap.

Exterior

Externally to the front is an area which provides parking for several vehicles, as well as access to a garage. To the rear is a very well presented garden with areas laid to lawn and patio areas.

TENURE: Freehold

COUNCIL TAX: G

EPC RATING: C

VIEWING: STRICTLY VIA VENDORS AGENTS. DAWSONS TEL: 01792 298 014

