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30 TUDOR COURT, MURTON, SWANSEA, SA3 3BB  
£94,950



A first floor retirement apartment, situated on a quiet development in the heart of Murton. Just a short walk away from local amenities including a post office, shop and local pub as well as being a short drive from the bustling village of Mumbles. The property comprises; kitchen, sitting room, shower room and two bedrooms. Gas central heating & double glazing. Additional benefits include communal gardens and parking. Age restriction 55 years and over. Leasehold. No chain. Viewing highly recommended. EPC C

**Entrance**

Enter via front door into:

**Hallway**

Radiator. Airing cupboard with shelving and radiator. Access to loft space. Rooms off.

**Kitchen 10'5 x 7'8 (3.18m x 2.34m)**

Fitted with a range of wall and base units with work surfaces over, sink and drainer unit with mixer tap over. Walls tiled to splash back. Space and plumbing for washing machine, fridge/freezer and cooker. Wall mounted central heating boiler. Double glazed window.



**Lounge 10'5 x 15'10 (3.18m x 4.83m)**

Two double glazed windows looking onto maintained communal gardens. Feature fireplace with wood surround and tile effect hearth. Radiator.

**Bedroom One 11'7 x 9'7 (3.53m x 2.92m)**

Double glazed window to side. Radiator.

**Bedroom Two 8'4 x 7'1 (2.54m x 2.16m)**

Double glazed window to side. Radiator.

**Shower Room**

Fitted with a three piece suite comprising, shower cubicle with mains shower, wash hand basin and wc. Partly tiled walls. Radiator. Frosted glass double glazed window to side.



**Externally**

Benefitting from well maintained communal gardens. Residents parking.

**TENURE:** Leasehold

**COUNCIL TAX:**

**EPC RATING:** C

**VIEWING:** STRICTLY VIA VENDORS AGENTS. DAWSONS TEL: 01792 367301

