



Dawsons

estate agents



61 Victoria Quay, Marina, Swansea, SA1 3XG

- SECOND FLOOR APARTMENT
- ONE BEDROOM
- LOUNGE/DINER WITH BALCONY
- FITTED KITCHEN
- BATHROOM
- PARKING SPACE
- GAS CENTRAL HEATING AND UPVC DOUBLE GLAZED
- NO CHAIN
- SHARE OF THE FREEHOLD



£142,950

Unit A, Meridian Bay, Trawler Road, Swansea, SA1 1PG
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Second floor. Stairs to all floors

HALLWAY

Wall mounted intercom. Loft access. Storage cupboard.

BEDROOM 12'8 x 9'11 (3.86m x 3.02m)

Double-glazed window to front with panoramic views of the Marina. Carpet. Gas central heating radiator.

BATHROOM 8'8 x 7'5 (2.64m x 2.26m)

White suite comprising panelled bath with shower over and shower screen, W.C and pedestal wash hand basin. Fully tiled walls and tiled floor. Gas central heating radiator. Double-glazed window to rear. Storage cupboard with housing.

LOUNGE DINER OPEN PLAN TO KITCHEN 26'0 max x 11'5 max (7.92m max x 3.48m max)

Double-glazed French door to South facing balcony overlooking the Marina. Gas central heating radiator. T. V and telephone point. Open to:-

KITCHEN AREA

Range of wood effect wall, base and drawer units with black flecked work top with tiled splash back. Tiled floor. Stainless steel oven. Four ring ceramic hob with stainless steel chimney hood extractor fan. Stainless steel one and half bowl sink and drainer. Plumbed for washing machine. Wall mounted boiler. Space for fridge freezer. Double-glazed window to rear.

EXTERNAL

Allocated parking space.

TENURE: Leasehold - Share Of Freehold
Share of freehold
Lease term 188 years from March 1983
Service charge £800 PA

COUNCIL TAX: D

EPC RATING: C

VIEWING: STRICTLY VIA VENDORS AGENTS.
DAWSONS TEL: 01792 653100

Offices @ Swansea, Marina, Killay, Sketty, Mumbles,
Morriston, Gorseinon & Llanelli

Whilst these particulars are believed to be accurate, they are set for guidance only and do not constitute any part of a formal contract. Dawsons have not checked the service availability of any appliances or central heating boilers which are included in the sale.

