



41 Kinley Street

Port Tennant, Swansea, SA1 8HE

Offers Over £110,000



We are delighted to offer sale this ideal first time buy in Port Tennant. Offered with no onward chain, this very well presented home comprises of entrance hall, lounge/dining room, kitchen, bathroom and three generous sized bedrooms. Further benefits include gas combi central heating and uPVC double glazed windows. Externally the property offers a forecourt to front and enclosed elevated garden to rear. The property is conveniently located close to local amenities, schools and provides great transport links to M4 Motorway via Fabian Way, Swansea University Bay Campus, Swansea City Centre and Liberty Stadium, Viewing is highly recommended. EPC-D.



FULL DESCRIPTION

GROUND FLOOR

PORCH

UPVC double glazed entrance door, open plan to:

ENTRANCE HALLWAY

Stairs to first floor, doors to:

LOUNGE/DINING ROOM

23'9" x 12'11" (7.23 x 3.93)

UPVC double glazed window to front, uPVC double glazed window to rear, radiator, laminate flooring.

KITCHEN

11'10" x 10'11" (3.60 x 3.33)

Fitted with a matching range of base and eye level units with worktop space over, set in stainless steel sink with single drainer, plumbing for washing machine and dishwasher, space for fridge/freezer and cooker, radiator, laminate flooring, uPVC double glazed window to side, open plan to:

INNER HALLWAY

UPVC double glazed door to garden, door to:

BATHROOM

Three piece suite comprising panelled bath with shower over, wash hand basin and W.C, radiator, vinyl flooring, uPVC double glazed window to side.

FIRST FLOOR

LANDING

14'2" x 5'11" (4.33 x 1.81)

Doors to:

BEDROOM 1

16'4" x 11'3" (4.99 x 3.44)

Two uPVC double glazed windows to front, radiator.

BEDROOM 2

11'8" x 8'11" (3.56 x 2.72)

UPVC double glazed window to rear, two storage cupboards, two radiators, coving to ceiling.

BEDROOM 3

11'2" x 9'4" (3.40 x 2.84)

UPVC double glazed window to side, radiator.

EXTERNAL

FRONT

Steps leading to teired garden.

REAR

Enclosed elevated garden.

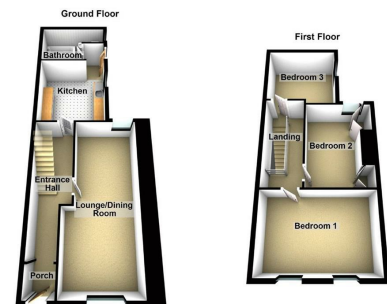
Tenure

Freehold

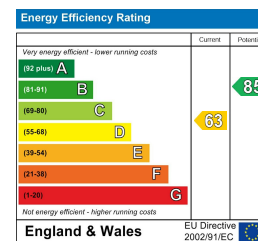
AREA MAP



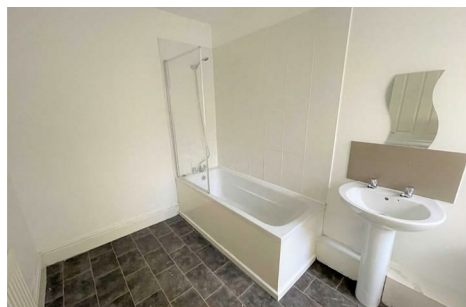
FLOOR PLANS



EPC



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