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24 LLWYN Y MOR, CASWELL, SWANSEA, SA3 4RD  
ASKING PRICE £159,950





An opportunity to acquire a first floor apartment located in the highly desirable area of Caswell and easy access to Rotherslade, Langland beach and cliff path walks. Ideally situated to take advantage of all local amenities the area offers. Within a mile and a quarter of the Victorian seaside village of Mumbles and its wealth of shops, bars and restaurants. The property briefly comprises: hallway, lounge, kitchen, two bedrooms and bathroom. Additional benefits include; well maintained attractive communal gardens, residents parking and double glazed throughout. Viewing highly recommended to appreciate property and location on offer. No chain.

**Entrance**

Communal entrance with shared storage room.  
Enter via wooden door into:

**Inner Porch**

Door to:

**Hallway**

Spacious hallway. Doors to:

**Lounge**

Double glazed window to rear providing plenty of natural light, giving this spacious room a bright and airy feel.

**Kitchen**

Double glazed window to rear. Fitted with a range of base and drawer units with complementary work surfaces over incorporating stainless steel sink and drainer unit with mixer tap. Spaces for cooker, washing machine and fridge/freezer. Extractor. Tiled splash back.

**Bedroom One**

Double glazed window to front. Fitted wardrobes.

**Bedroom Two**

Double glazed window to front. Fitted wardrobes.



**Bathroom**

Three piece suite comprising low level W.C, pedestal wash hand basin and panel bath with shower over. Tiled walls. Extractor fan.

**External**

The property benefits from well maintained attractive communal gardens and residents parking.

**TENURE:** Leasehold

**COUNCIL TAX:** D

**EPC RATING:** C

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

