



Dawsons

estate agents



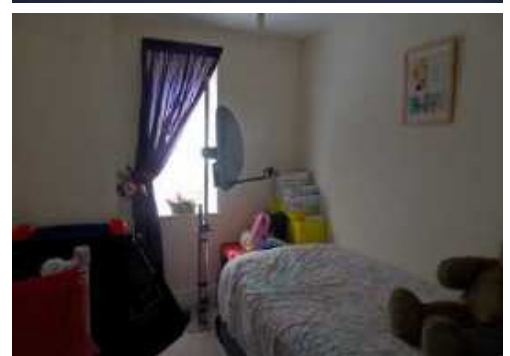
5 Altamar, Kings Road, Marina, Swansea, SA1 8PY

- WATERSIDE GROUND FLOOR APARTMENT
- TWO BEDROOMS
- LOUNGE DINER LEADING TO A WRAP AROUND TERRACE
- MODERN KITCHEN
- SECURE ALLOCATED PARKING
- IDEAL INVESTMENT OPPORTUNITY



£159,000

Unit A, Meridian Bay, Trawler Road, Swansea, SA1 1PG
T: 01792 653100 | F: 01792 653111
sa1sales@dawsonsproperty.co.uk



Ground floor. Lift access. Private entrance.

HALLWAY

Double-glazed glass panel door entrance. Electric radiator. Alarm panel. Storage cupboard housing hot water tank. Hard wood doors to:

BEDROOM ONE 13'7 x 8'5 (4.14m x 2.57m)

Double-glazed window to front with fitted blinds. Fitted wardrobes. Electric radiator. Recessed down lights.

BEDROOM TWO 8'7 x 7'2 (2.62m x 2.18m)

Double-glazed window to side. Electric radiator.

BATHROOM 8'2 x 7'0 (2.49m x 2.13m)

Vinyl flooring. Ceiling extractor fan. Recessed down lights. Shaving point. Electric towel radiator. Partially tiled walls. Three piece suite comprising low-level W.C., sink encased in vanity unit and side panel bath with glass screen and over bath shower.

LOUNGE 13'1 x 13'10 (3.99m x 4.22m)

Double-glazed corner windows and French door leading onto Terrace which overlooks SA1 Dock. TV and telephone points. Electric radiator. Recessed down lights.

KITCHEN 6'1 x 9'3 (1.85m x 2.82m)

Double-glazed window to side overlooking the apartments, wrap around Terrace and SA1 Dock. Recessed down lights. Range of wall and base units. Stainless steel double sink and drainer with mixer tap. Stainless steel 4-ring electric hob with stainless steel overhead extractor fan. Stainless steel oven and grill. Integral fridge/freezer, washer/dryer. Partially tiled walls.

EXTERNAL

Allocated parking space.

TENURE: Leasehold

Lease Term: 125 years

Service Charge: TBC

Ground Rent:TBC

COUNCIL TAX: E

EPC RATING: C

VIEWING: STRICTLY VIA VENDORS AGENTS.

DAWSONS TEL: 01792 653100

Offices @ Swansea, Marina, Killay, Sketty, Mumbles,
Morrison, 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.

