



## Monger Street, offers in excess of £160,000

- Semi- detached
- Two bedrooms
- Double glazing and gas central heating
- Convenient Swansea location
- Ideal first-time buy, downsize or investment opportunity
- EPC Rating: Awaited



 2  1  2



## About the property

A deceptively spacious semi-detached home offering a fantastic blend of indoor and outdoor living. The standout feature is undoubtedly the stylish rear garden, creating a private oasis that is ready to be enjoyed from day one.

## Accommodation

### Entrance Hall

### Lounge

10' 7" x 21' 4" ( 3.23m x 6.50m )

### Kitchen

### First Floor

### Bedroom 1

13' 1" x 10' 7" ( 3.99m x 3.23m )

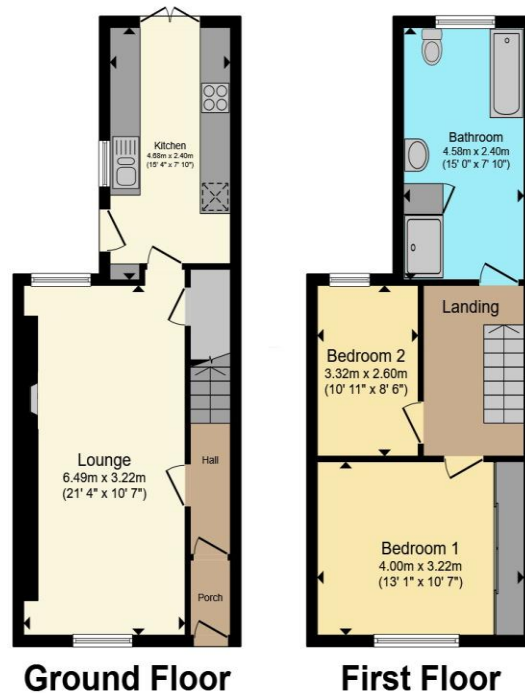
### Bedroom 2



10' 11" x 8' 6" ( 3.33m x 2.59m )

## Bathroom

## Floorplan



Total floor area 76.4 m<sup>2</sup> (823 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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