



17 Heneage Drive, Swansea, SA3 5BR

Offers Over £250,000

A fantastic apartment in WEST CROSS, Swansea, in close proximity to the seafront promenade. Situated in a quiet cul-de-sac, this 1ST FLOOR PROPERTY features an open plan living/dining area, internal hallway with built-in storage, one bathroom and two bedrooms. A fitted kitchen adjoins the open plan living area, creating a modern & practical layout, ideal for buyers of all ages. Full gas central heating, PVCu double glazing throughout and a courtyard garden to the rear. The property offers plenty of convenience, with driveway parking for two vehicles, a single garage underneath with a built-in storage room and further external door to the courtyard. A low maintenance space, ideal for a quiet morning coffee and for budding gardeners to create & grow.

Heneage Drive is convenient for Mumbles, the iconic seafront promenade and is just several miles from Swansea city center. With miles of scenic promenade which wraps around the bay, all the way from the Marina to Mumbles, you'll be delighted with the ease at which a healthy lifestyle can be pursued with safe cycling, running & walking so close to home. Amenities in Mumbles & West Cross are abundant and transport links reliable. Ideal for buyers seeking a balanced lifestyle with easy access to coastal beauty and vibrant community facilities. Call to view now!

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Entrance

8'9" x 3'3" (2.69 x 1.01)

Ground floor entrance with PVCu front door, carpet, radiator, fusebox, alarm panel, thermostat and stairs to the first floor.

Open Plan Living/Dining Room

17'10" x 16'7" (5.45 x 5.07)

Very spacious living/dining area featuring a built-in storage cupboard, dual radiators, triple PVCu windows to the front & rear aspect. Open to the kitchen.

Kitchen

9'1" x 8'8" (2.77 x 2.66)

Fitted kitchen comprising a range of wall & base unit, worktops, sink, breakfast bar, oven, gas hob & extractor. With tiled flooring, spotlights overhead & PVCu windows overlooking the front courtyard. Open to the kitchen.

Hallway

12'10" x 2'11" (3.92 x 0.90)

Internal hallway with built-in storage cupboard, loft hatch and fitted carpet.

Bathroom

6'4" x 5'10" (1.94 x 1.78)

With shower over bath, sink & WC.

Bedroom One

11'3" x 10'8" (3.45 x 3.26)

Double bedroom featuring carpet, radiator and PVCu windows to the front aspect.

Bedroom Two

11'3" x 6'11" (3.45 x 2.11)

Second bedroom with fitted carpet, radiator and PVCu windows to the rear aspect.

External & Location

The property features a ground floor entrance, driveway with tandem parking for two vehicles, garage with an extra storage room and a rear courtyard area.

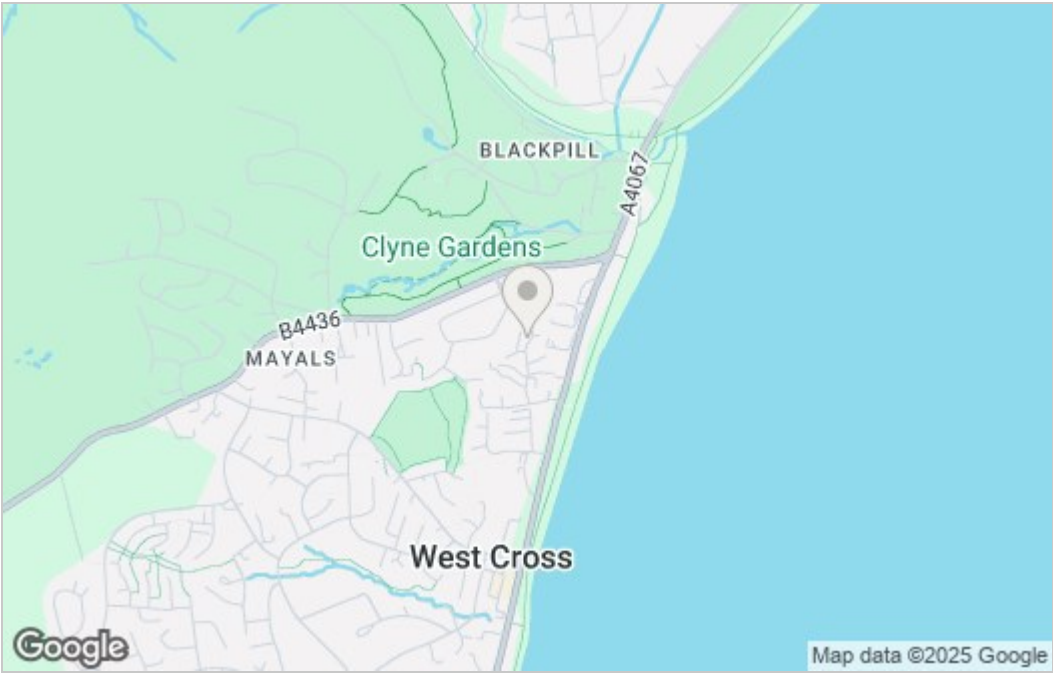
Located in a quiet cul-de-sac in West Cross, in close proximity to the seafront promenade which wraps around Swansea Bay from the marina to Mumbles. Heneage Drive is convenient for Mumbles, the iconic seafront promenade, the new skatepark at Blackpill and is just several miles from Swansea city center. Amenities in Mumbles & West Cross are abundant and transport links reliable. Ideal for

buyers seeking a balanced lifestyle with easy access to coastal beauty and vibrant community facilities.

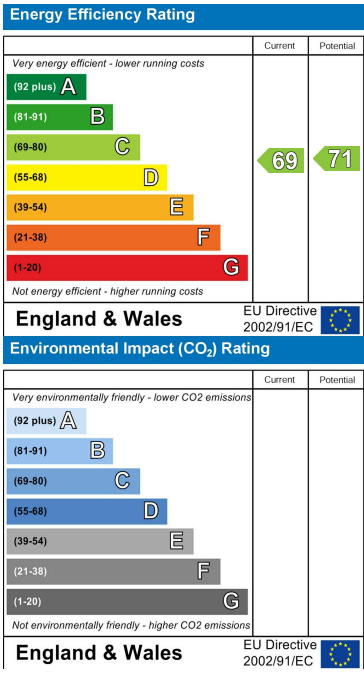
Floor Plan



Area Map



Energy Efficiency Graph



Smiths Homes endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

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