



7 Milton Terrace, Swansea, SA1 6XP

Asking Price £140,000

A traditional THREE BEDROOM HOME offering well-proportioned accommodation with exciting SCOPE TO MODERNISE and add value. The layout includes two separate reception rooms, a fitted kitchen, useful utility/storage area and a ground floor bathroom with easy access shower, while upstairs provides three bedrooms. Benefitting from full pvcu double glazing and gas central heating, the property presents an excellent opportunity for buyers looking to personalise a home to their own taste. One of its standout features is the far-reaching outlook, with sea views to the front stretching towards Mumbles Head, while the rear aspect captures an impressive panorama across the city skyline, from the Swansea.com Stadium through to Swansea Bay and the Marina. The elevated position and sweeping views will particularly appeal to those seeking a home that combines everyday convenience with a striking outlook.

Externally, the property enjoys a generous rear courtyard garden with raised planters, creating a private and low-maintenance outdoor space with plenty of potential for year-round family use or further landscaping. To the front, there is an additional terraced area designed for easy upkeep and to make the most of the elevated views. Situated in the popular Mount Pleasant area, the home is well placed for Swansea city centre, Llansamlet Enterprise Park, local shops and everyday amenities, while Fabian Way offers convenient links for commuters travelling towards the M4 & beyond. Call to view now!

Hallway

14'7" x 2'10" (4.47 x 0.87)

Comprising part glazed pvcu front door, carpet, radiator and thermostat.

Living Room

13'9" x 12'3" (4.20 x 3.74)

Living room with fitted carpet, part-wood panelled wall, radiator and pvcu bay windows to the front aspect.

Dining Room

12'5" x 10'9" (3.79 x 3.30)

Second reception room with carpet, radiator, understairs cupboard, pvcu windows and part-wood panelled wall.

Kitchen

10'1" x 8'6" (3.09 x 2.61)

Spacious kitchen installed with a range of wall & base units, stainless steel sink, worktop & breakfast bar. Complete with cabinet mounted oven, electric hob, radiator, pvcu windows & door. Space for a fridge freezer.

Bathroom

9'1" x 7'11" (2.78 x 2.42)

Fully tiled bathroom featuring pvcu windows, radiator, easy-access walk-in shower, sink and wc.

Landing

13'5" x 5'5" (4.11 x 1.66)

Landing space with fitted carpet, loft hatch and built-in storage cupboard.

Bedroom One

14'5" x 10'10" (4.40 x 3.31)

Front aspect bedroom with fitted carpet, radiator, built-in storage cupboard and pvcu windows with views towards Mumbles Head.

Bedroom Two

10'9" x 8'7" (3.29 x 2.63)

Second bedroom with pvcu windows, built-in storage cupboard, radiator and carpet.

Bedroom Three

9'2" x 8'7" (2.81 x 2.64)

Third bedroom with fitted carpet, storage cupboard (which could be removed), radiator, wall-mounted boiler and pvcu windows.

External & Location

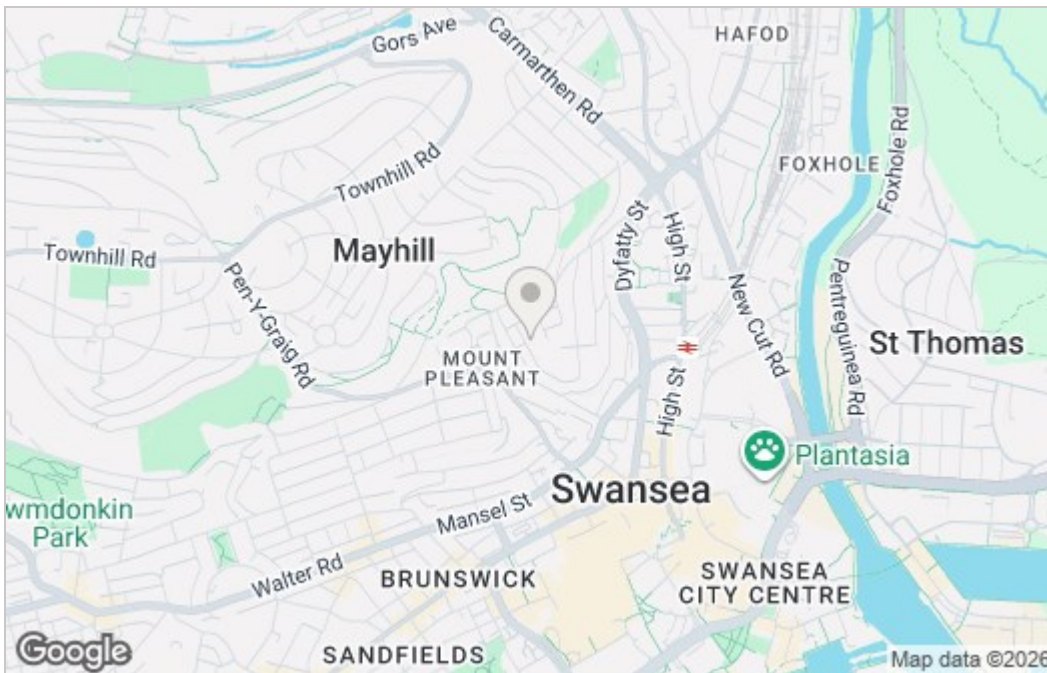
Externally, the property features a generous rear paved garden with raised planters, providing a private and low-maintenance outdoor space with scope to enhance further. Set in an elevated position, the property benefits from a further neat terraced frontage providing a practical outdoor space to enjoy. The far-reaching views are a standout feature, with sea views to the front extending towards Mumbles Head, while the rear aspect takes in an impressive panorama across the city skyline towards the Swansea.com Stadium, Swansea Bay and the Marina.

Located in Mount Pleasant, the property is ideal for buyers seeking convenience, with Swansea city centre, schools, shops and everyday amenities all within easy reach. Nearby Fabian Way provides a straightforward commute to Swansea University's Bay Campus & the M4 for those travelling further afield.

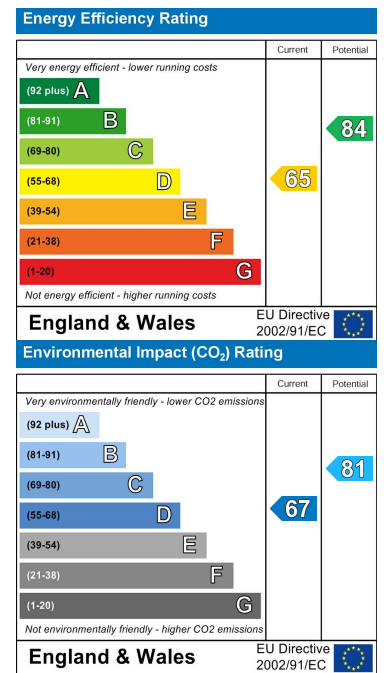
Floor Plan



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.

Unit 4, 270 Cockett Road, Swansea, SA2 0FN
T: 01792 465822 E: info@smithslettings.com

