



Salem Road, Morriston offers in excess of £260,000

- Versatile Summer House
- Modern Newly Fitted Kitchen
- Decking, Patio, and Immaculate Grassed Rear Garden
- Two Reception Rooms
- Four-Bedroom End Of Terrace Home
- Two reception rooms
- EPC Rating: D



 4  2  2



About the property

Situated on the ever-popular Salem Road, this beautifully presented four-bedroom end of terrace property offers generous living accommodation arranged over three floors and finished to a modern, high-quality standard throughout.

The ground floor comprises two spacious reception rooms, one featuring a charming original fireplace, providing character alongside contemporary finishes. A newly fitted modern kitchen sits at the heart of the home, complemented by a separate utility room and a convenient downstairs shower room.

The first floor hosts three well-proportioned bedrooms (Bedrooms 2, 3, and 4) along with a stylish family bathroom. The second floor is dedicated to an impressive principal bedroom, offering privacy and a peaceful retreat.

Externally, the property continues to impress. The rear garden features an immaculate lawn, decking area, and patio, ideal for entertaining and family enjoyment. A substantial outdoor building/summer house provides excellent versatility, complete with its own toilet-perfect for hobbies, home working, or additional storage.



Accommodation

Porch

Hallway

19' 9" x 6' (6.02m x 1.83m)

Reception Room One

10' 11" x 14' 7" (3.33m x 4.45m)

Reception Room Two

11' x 12' 2" (3.35m x 3.71m)

Utility

4' 5" x 6' (1.35m x 1.83m)

Kitchen

19' 4" x 9' 11" (5.89m x 3.02m)

Shower Room

6' 11" x 9' 3" (2.11m x 2.82m)

Landing

13' 1" x 9' 2" (3.99m x 2.79m)

Bedroom Two

11' 3" x 10' 9" (3.43m x 3.28m)

Bedroom Three

10' 2" x 10' 9" (3.10m x 3.28m)

Bedroom Four

11' 5" x 11' 4" (3.48m x 3.45m)

Bathroom

10' 11" x 6' (3.33m x 1.83m)

Bedroom One

15' 9" x 19' (4.80m x 5.79m)

Summer House

19' 11" x 16' 1" (6.07m x 4.90m)

Games Room

13' 11" x 15' 9" (4.24m x 4.80m)

01792 798201

morrison@peteralan.co.uk

Floorplan

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

