



**57 Cromwell Street, Swansea, SA1 6EY**

**Asking Price: £180,000**

- Mid Terrace HMO Property
- Popular And Convenient Residential Area
- Fantastic Investment Opportunity
- Four Bedrooms
- Two Bathrooms
- Communal Lounge
- No Forward Chain





**Entrance**

Entered via double glazed front door to:-

**Hallway**

Inner half glazed door

**Room One**

4.446m x 4.099m (14' 7" x 13' 5")

Double glazed window to front aspect

**Room Two**

4.579m x 3.450m (15' 0" x 11' 4")

Double glazed window to the rear.

**Communal Lounge**

2.641m x 2.902m (8' 8" x 9' 6")

With double glazed window and door to the side

**Kitchen**

4.650m x 3.906m (15' 3" x 12' 10")

Fitted with a range of matching base and wall units, work surface space and breakfast bar area. Single drainer sink unit with hot and cold mixer taps over, wall mounted boiler supplying domestic hot water and gas central heating, extractor fan, part tiled walls, plumbing for automatic washing machine and double glazed window to the side.

**First Floor Half Landing**

With doors to:-

**Bathroom**

2.416m x 2.156m (7' 11" x 7' 1")

A three piece suite comprising panel bath with electric shower over with glazed side screen, low level W.C, wash hand basin, part tiled walls, extractor fan and double glazed frosted window to side aspect.

**Shower Room**

2.418m x 2.017m (7' 11" x 6' 7")

A three piece comprising one and a half base walk in glazed shower cubicle housing mains shower, ceramic tile flooring, heated chrome towel rail and double glazed frosted window to the rear.

**Full Landing**

With Doors to:-

**Room Three**

3.314m x 3.238m (10' 10" x 10' 7")

With double glazed window to the rear.

**Room Four**

5.095m x 4.560m (16' 9" x 15' 0")

With laminate flooring and double glazed bay window to the front aspect

**External**

To the rear of the property is a low maintenance split level enclosed garden with paved patio area and fenced boundaries.

**Disclaimer**

Whilst these particulars are believed to be accurate, they are set for guidance only. Fresh have not tested any fixtures, fittings or services and cannot confirm that they are in working order or fit for purpose. Any floor plan provided is intended as a general guide to the layout of the accommodation and is not drawn to scale. We cannot confirm the tenure of the property is accurate and advise all buyers to obtain verification from their solicitor or surveyor. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers.



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