



**Altamar
Kings Road
Swansea
West Glamorgan
SA1 8PP**

Offers In Excess Of £162,000

bettermove

Kings Road

Swansea

Bettermove are proud to present this 2 bedroom 4th floor Apartment in Swansea. This property is available with no forward chain.

The property benefits from double glazing, electric central heating throughout and has off street parking available via an allocated parking space.

The council tax band is E.

This is a leasehold property with 125 years remaining on the lease from 2004; the ground rent is £145 every 6 months and the service charge is £1500 every 6 months.

The interior of this beautifully presented property comprises a spacious living room, fitted kitchen, bathroom and 2 bedrooms, one with en-suite. The exterior boasts river views, perfect for enjoying the summer months.

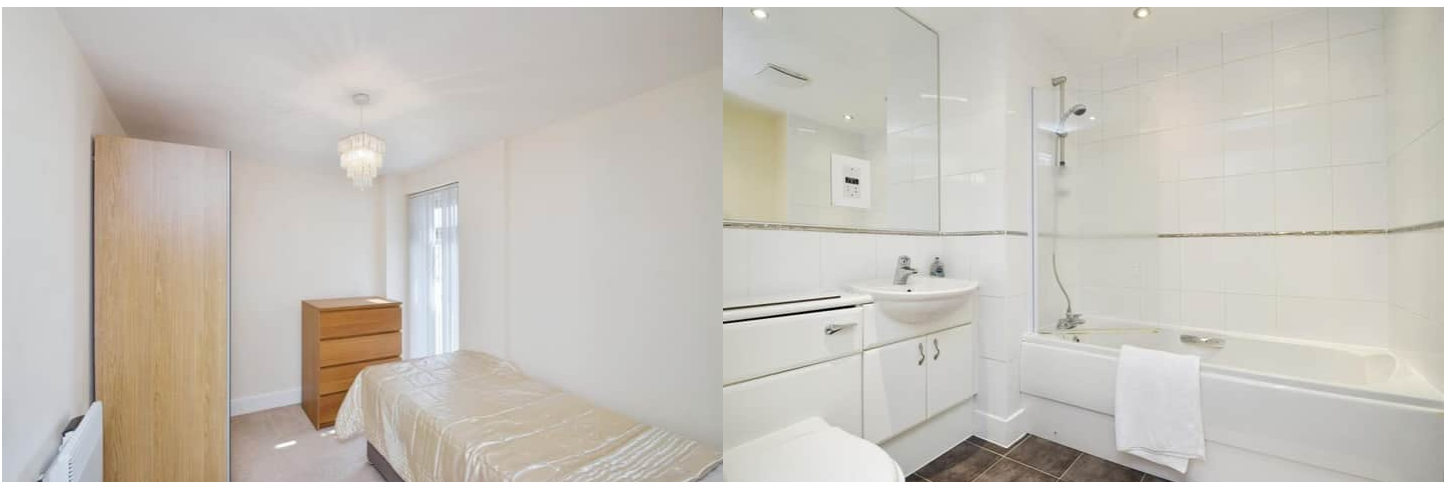
Located in the popular city of Swansea, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs.

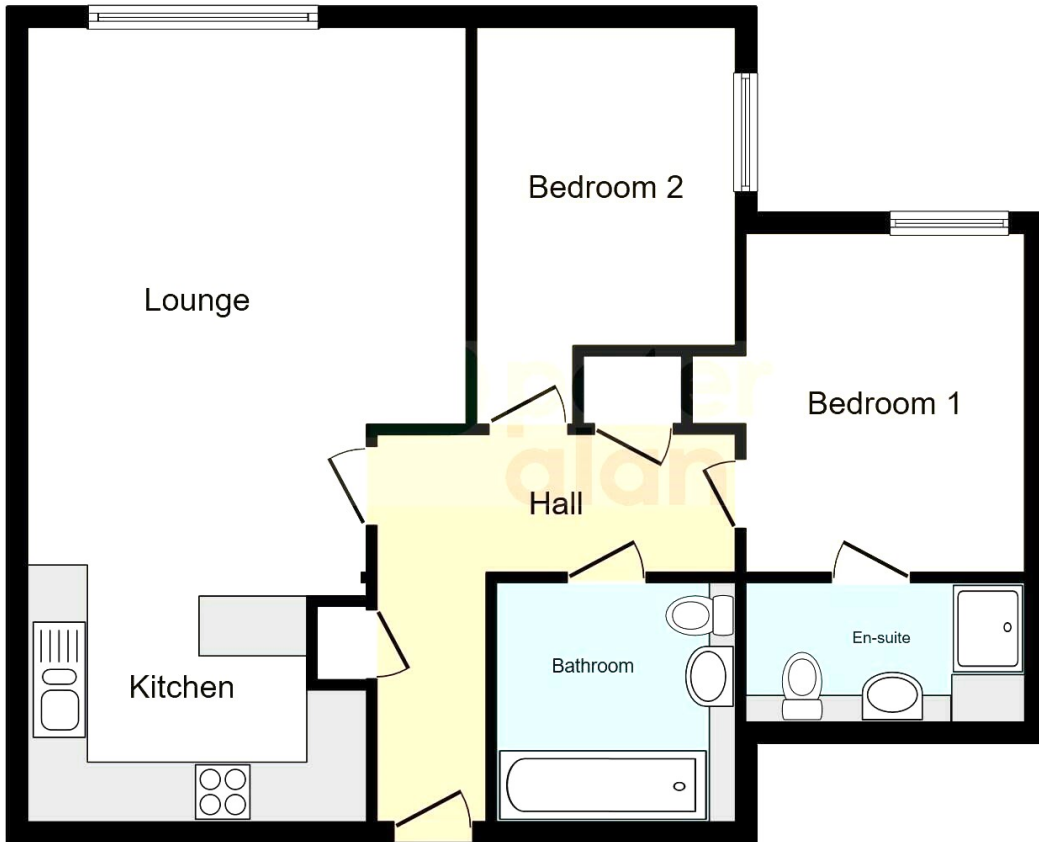
Excellent transport connections can be found from the A483, Swansea train station and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.





This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+)		
A		
(81-91)		
B		
(69-80)		
C		
(55-68)		
D		
(39-54)		
E		
(21-38)		
F		
(1-20)		
G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

80

86



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