



first national
REAL ESTATE

Andrew McGrath



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44B Park Avenue, Caves Beach

Granny Flat by the Coast

Neat brick and tile granny flat studio only a 500m stroll from iconic Caves Beach, so close you can see the ocean from the front door! Bright and open floor plan offers a double bed space, living / kitchenette / dining area with ceiling fan plus wall recessed air conditioner and the tidy bathroom provides a combined shower/bath, toilet and freestanding vanity. Sun-drenched shared backyard with lush lawn space and parking pad has rear lane access via Easton Ln.

Appreciate all that this coastal suburb has to offer: spend your time exploring the sea caves and enjoying patrolled swimming in a family friendly beach setting, walk to the local shops along Caves Beach Road or drive a short 3 minutes to Swansea CBD and Channel.

****Note:** To inspect our properties you must register to inspect, by registering you will be kept up to date of any changes or cancellations. To register please click on the book inspection button or submit an enquiry to be advised of available times. Please also be advised, our office does not accept 1forms.

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