

3 bedroom semi-detached house for sale, St. Lythans Road, Barry CF62 (204,950 GBP)



Location **Wales, Mid Glamorgan**
<https://www.freeadsz.co.uk/x-163184-z>

A bay fronted traditional dwelling, offered with no chain and viewing is essential. Placed off Pontypridd Road and Peterswell Road, offering easy walks to shops, schools and public transport. Briefly comprising, porch, entrance hallway, living room, dining room (extended), fitted kitchen, utility area, w.c. cloakroom, to the first, floor, three bedrooms and a family bathroom. To the front, a low maintenance garden, driveway providing ample parking leading to a garage. To the rear, a patio area, steps descending to a further laid to lawn. Benefiting via gas central heating and double glazed throughout. Original Oak parquet block flooring to some rooms. Front Low maintenance garden with driveway providing off road parking and leading to garage. Entrance Porch (2.24m max x 1.24m max (7'4" max x 4'1" max)) Enter via aluminium front door. Aluminium windows. Textured ceiling. UPVC double glazed opaque glass door into hallway. Entrance Hallway Smoothly plastered ceiling. Papered walls. Fitted carpet. UPVC double glazed window to the side. Radiator. Doors to kitchen and 2 reception rooms. Living Room (4.17m max into bay x 4.06m max (13'8" max into b) Papered ceiling. Papered walls. Fitted carpet. UPVC double glazed rounded bay window to the front. Radiator. Original tiled fireplace. Reception 2 (6.17m max x 3.43m max (20'3" max x 11'3" max)) Textured and coved ceiling. Papered walls. Fitted carpet. Two radiators. UPVC double glazed sliding patio doors opening onto the rear garden. Kitchen (2.67m max x 2.41m max (8'9" max x 7'11" max)) Smoothly plastered ceiling. Smoothly plastered walls. Vinyl flooring. Two UPVC double glazed windows overlooking the side. Fitted kitchen comprising of eye level units and base units with drawers and work surfaces over. Integrated eye level electric cooker and electric hob. Two bowl stainless steel sink. Space for undercounter fridge. Radiator. Glazed opaque glass door into rear lobby. Rear Lobby (1.91m max x 1.88m max (6'3" max x 6'2" max)) Smoothly plastered vaulted ceiling. Smoothly plastered walls. Vinyl flooring. UPVC double glazed opaque glass door to the side. Door to cloakroom. Cloakroom (1.07m max x 0.81m max (3'6" max x 2'8" max)) Smoothly plastered ceiling. Smoothly plastered walls. Vinyl flooring. Metal opaque glass window to the side. Close coupled cistern wc. Utility Room (2.03m max x 1.47m max (6'8" max x 4'10" max)) Smoothly plastered vaulted ceiling. Smoothly plastered walls. Vinyl flooring. UPVC window to the rear. Space for washing machine. Floor mounted boiler supplying gas central heating. First Floor Smoothly plastered ceiling with attic hatch. Papered walls. Fitted carpet. UPVC double glazed window to the side. Doors to bedrooms and bathroom. Bedroom 1 (4.29m max into bay x 3.38m max (14'1" max into b) Smoothly plastered ceiling. Papered walls. Fitted carpet. UPVC double glazed rounded bay window to the front. Radiator. Built in cupboard. Bedroom 2 (4.01m max to back of wardrobes x 3.68m max (13'2" max)) Smoothly plastered ceiling. Smoothly plastered walls. Fitted carpet. UPVC double glazed window to the rear. Radiator. Built in storage cupboard. Airing cupboard housing hot water cylinder. Bedroom 3 (2.57m max x 2.57m max (8'5" max x 8'5" max)) Smoothly plastered ceiling. Papered walls. Fitted

carpet. UPVC double glazed fire escape window to the front. Radiator Bathroom (2.03m max x 1.80m max (6'8" max x 5'11" max)) Smoothly plastered ceiling. Smoothly plastered walls. Ceramic tiled floor. Back a double glazed window to the rear. Bath w.c. lower down steps down to path. To the rear, a patio area, steps descending to a further laid to lawn. A further down, a flower bed with shrubs. The prospective purchaser should note that the drawings showing position of the property are approximate only. The photographs show only certain parts and aspects of the property at the time they were taken. 5. Buyers are advised to contact a solicitor to obtain verification of tenure and a surveyor to check that appliances, installations and services are in satisfactory condition. 6. Anyone wishing to view the property must provide their name, address and telephone number to the agent for the property.

particulars have been carefully checked with the owner/seller of the property. If there is any point which is particularly important, please ask. Whilst given in good faith they should not be construed as statements of fact and are provided for guidance only, they do not constitute any part of an offer of contract. When considering making an offer on this property it is advisable to double check all measurements and point of particular importance to you. 3. All measurements and details of location are approximate only. 4. The photographs show only certain parts and aspects of the property at the time they were taken. 5. Buyers are advised to contact a solicitor to obtain verification of tenure and a surveyor to check that appliances, installations and services are in satisfactory condition. 6. Anyone wishing to view the property must provide their name, address and telephone number to the agent for the property.



