



Penlan Road, £340,000

- Charming Semi-Detached Cottage Full Of Character
- Beautifully Presented Throughout
- On street parking
- Composite Decking & Hot Tub along with Bespoke Garden Room
- 3 Double Bedrooms, Bathroom and Shower Room
- Llandough Location



 3  2  2



About the property

Presented in exquisite condition, this semi-detached cottage boasts a surprisingly spacious and stylish interior. The property features an enclosed rear garden with composite decking, a fitted hot tub, and a custom garden room, adding charm and character to the overall appeal. The crisp white finish throughout enhances the aesthetic. The entrance hall, accessed through a stylish composite front door, leads to an elegant lounge and a generously proportioned dining room that seamlessly opens to a well-equipped oak kitchen with solid granite worktops and a double oven range cooker. Additionally, the ground floor includes a lobby, utility closet, and a stylish shower room/wc. ON STREET PARKING.

Upstairs, three double bedrooms, including a master with built-in wardrobes, are complemented by a stylish bathroom/wc. The property is equipped with gas central heating, a combination boiler, and UPVC double glazing. Conveniently located for Llandough Hospital, Cardiff City Centre, and nearby towns like Penarth and Dinas Powys, this home comes highly recommended for viewing.



Accommodation

Entrance Hall Enter via a refitted & stylish composite front door, stairs rise to the first floor.

Lounge 15' 3" x 11' 10" (4.65m x 3.61m)
Elegant living room with window to the front, dark wood laminate flooring, TV point, built in cupboards to the side of the chimney breast.

Kitchen Dining Room 18' 5" x 14' 10" (5.61m x 4.52m)

Superb open plan room with plenty of light via 2 side windows, window to rear with door into the garden plus rear facing velux roof window, porcelain tiled flooring throughout, kitchen area extensively fitted with a good range of oak wall and base units with solid granite worktop and an inset under mounted sink with mixer taps, with an integrated dishwasher, fridge, freezer plus double oven range cooker with cooker hood, to one corner an under stairs cupboard.

Lobby Porcelain tiled flooring, access to the utility closet with plumbing for a washing machine plus space for a tumble drier and shower room.

Bathroom With a modern white suite comprising corner shower cubicle, vanity wash hand basin and close coupled wc, ceramic tiled floor and tiled surround, window to rear.

Shower Room Access to all rooms plus retractable ladder leading to the loft.

Bedroom 1 19' 2" x 9' 9" (5.84m x 2.97m)
Spacious master double bedroom, window to front, period fire grate, walk in wardrobe to the corner.

Bedroom 2 12' 5" MAX x 10' MAX (3.78m MAX x 3.05m MAX)
Double bedroom, window to rear, part vaulted ceiling.

Bedroom 3 9' 1" x 8' 3" (2.77m x 2.51m)
Double bedroom, window to rear along with window giving natural light,

Garden

Picture perfect frontage, from the road there is a path with steps leading to the front door. The front garden is landscaped with bark, mature shrubs and slate chipping's. There is an additional gate giving access to the rear garden.

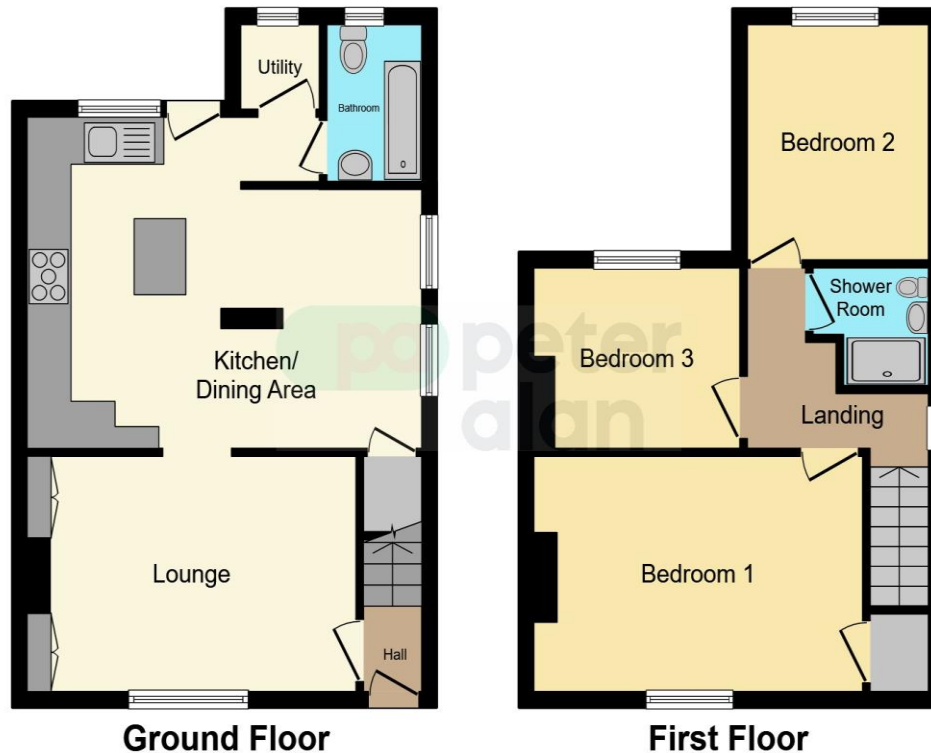
Enclosed rear garden - South Westerly facing, fenced, composite decked patio with fitted hot tub, outside tap, exterior lighting, established shrub borders, under cover storage.

Detached bespoke timber garden room, power connected, 3 windows to the side.

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Floorplan



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