



# WENVOETERRACE

BARRY

# WENVOE TERRACE

BARRY, CF 62 7E T

£224,950 -

FREEHOLD



3 Bed



1 Bath



0.00 sq ft

KNIGHTS are excited to offer for sale this unique property on Wenvoe Terrace, Barry, a two bedroom bungalow with staircase descending to three lower ground floor rooms. With potential to convert into bedrooms, separate accommodation or remain as extra rooms, this home has great potential for many. Situated on the popular street of Wenvoe Terrace, it has great views of the beach, sea, coastline and beyond. It is also close to local amenities such as shops, schools and public transport routes.

Property briefly comprising; Entrance Hallways, Living room, Kitchen, Bathroom and two Double Bedrooms to the ground floor. Two further rooms and store room to the lower ground floor. Spacious rear garden to the rear and a detached garage with lane access.

#### ENTRANCE

Via composite door with decorative obscure glass panel leading into;

#### HALLWAY

Coving to ceiling. Large storage cupboard with shelving and hanging space. Radiator. Fitted carpet. Doors off to all rooms.

#### LIVING ROOM

13'9" x 11'5"

Large UPVC double glazed window to the rear elevation with stunning sea views. Dado rail. Feature fireplace with gas fire in situ. Radiator. Fitted carpet.

#### KITCHEN

13'0" x 12'3"

Large UPVC double glazed window to the rear elevation with the same stunning sea views. Coving to ceiling. Tiling to dado height. Range of wall and base units with work surfaces over. Stainless steel sink and drainer with mixer tap over. Built in four ring electric hob with extractor fan above and eye-level double oven. Ample space for upright fridge/freezer. Radiator. Wooden flooring. Spiral staircase to lower ground floor.

#### BEDROOM ONE

11'6" x 7'9" to wardrobes

UPVC double glazed window to the front elevation. Coving to ceiling. Dado rail. Range of fitted wardrobes with sliding mirror doors. Radiator. Fitted carpet.

#### BEDROOM TWO

6'0" x 5'5"

UPVC double glazed obscure window to the side elevation. Coving to ceiling. Access to fully boarded and insulated loft space. Tiling to all walls. Three piece suite comprising: low level w/c, pedestal wash hand basin with twin taps over and bath with mixer tap and shower attachment over. Radiator. Wooden flooring.

#### UTILITY ROOM/POTENTIAL BEDROOM

13'1" x 11'4"

UPVC double glazed window to the rear elevation. Coving to ceiling. Range of wall base units with work surfaces over. Stainless steel sink and drainer with mixer tap over. Ample space and plumbing for under counter white goods. Radiator. Fitted carpet. Doors off to store room and bedroom three.

#### BEDROOM THREE

15'9" x 11'3"

UPVC double glazed window and door to the rear elevation overlooking and leading to rear garden. Radiator. Tiling effect flooring.

#### STORE ROOM

15'5" x 11'4"

Wall mounted combination boiler. Benefitting from power and lighting. Safe to remain. Perfect for storage or potential to convert into another room.

#### REAR GARDEN

Rear garden with views reaching the sea. Laid with lawn and patio areas. Greenhouse to remain. Side access leading to front elevation. Steps and iron gate giving access to the rear lane and garage.

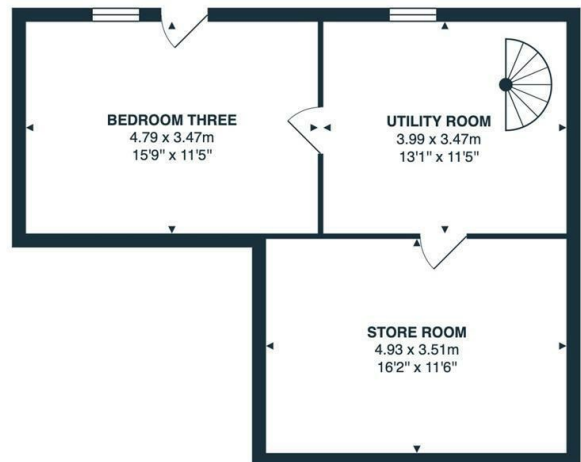
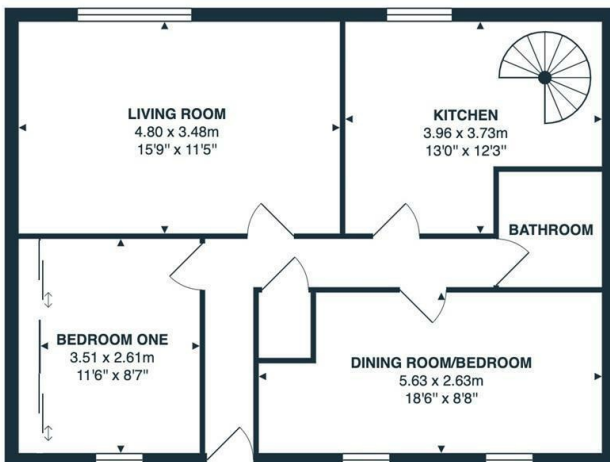
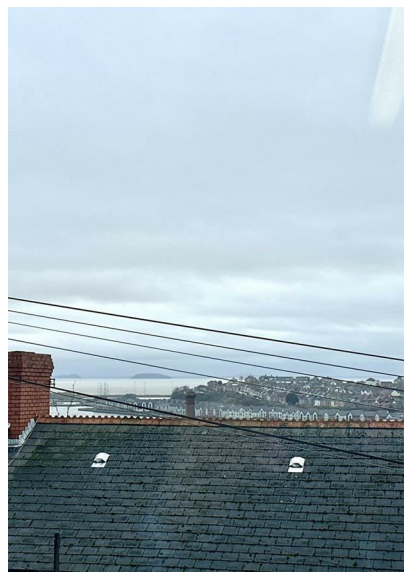
#### GARAGE

Garage to the rear of the property, Access via up and over door through the rear lane.





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



**Wenvoe Terrace, Barry, CF63 7ET**

All measurements are approximate and for display purposes only

BARRY & THE VALE'S HOME FOR

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