

24 Howard Court Pontypridd Road
Barry
The Vale Of Glamorgan
CF62 7NP

£155,000



- TWO BEDROOMS
- FIRST FLOOR APARTMENT
- NEUTRAL DECOR
- WEST END LOCATION
- NO ONGOING CHAIN
- CLOSE TO AMENITIES
- WELL PRESENTED
- DOUBLE GLAZED
- GAS CENTRAL HEATING



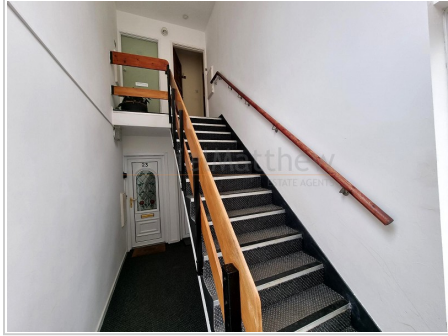
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Viewing Instructions: Strictly By Appointment Only

General Description

WEST END LOCATION. Daniel Matthew estate agents are pleased to offer to market this first floor apartment. Comprising of communal hallway, inner hallway, lounge, kitchen two bedrooms and a family bathroom. Benefiting from double glazing and gas central heating. Single garage. Situated at the top of Pontypridd road. Close to all the amenities on Park crescent and a short distance to Barry's local high street, Barry island seaside resort and public transport offering easy access to Barry town centre and Cardiff city centre. Neutral decor throughout. Viewing's highly recommended. Call 01146 502806 to arrange your appointment.

Accommodation



Communal hallway

Enter through glazed door into communal hallway. Staircase rising to first floor. Meter boxes. Door into :-

Inner Hallway

Fitted carpet, radiator. Built in cupboard. Textured ceiling. Doors into :-



Lounge (12' 01" x 16' 08") or (3.68m x 5.08m)

Fitted carpet, neutral decor. Large picture window to rear. Radiator. Textured ceiling. Two three arm light fittings.



Kitchen (11' 10" x 7' 08") or (3.61m x 2.34m)

Vinyl flooring. A range of base and eye level units with complementing work surfaces. Inset one and a half bowl sink with mixer tap over. Built in electric oven and hob with extractor fan over. Spaces for fridge/freezer, washing machine and dish washer. window to side.



Bedroom One (9' 10" x 12' 02") or (3.00m x 3.71m)

Fitted carpet, neutral decor. Radiator. window to rear.

Bedroom Two (8' 09" x 9' 07") or (2.67m x 2.92m)

Fitted carpet. radiator. Window to side. Built in double wardrobe.



Bathroom (8' 08" x 5' 10") or (2.64m x 1.78m)

Vinyl flooring. Three piece suite in white comprising of close couple WC, pedestal wash hand basin and panelled bath with electric shower over, shower rail and curtain. Double panelled radiator. Fully tiled walls.



Garage

A single sized garage situated in a block. Up and over door.

Services

Mains electricity, mains water, mains gas, mains drainage

EPC Rating: D60

Tenure

We are informed that the tenure is Leasehold

Length of lease: 985.

Ground Rent

Service Charge

1,000

Council Tax

Band Not Specified

Deposit: £0.00



Ground Floor

Approx. 60.7 sq. metres (653.4 sq. feet)



Total area: approx. 60.7 sq. metres (653.4 sq. feet)

Every effort has been taken in preparing these details as carefully as possible, however, intending purchasers should be aware that their accuracy is not guaranteed, all measurements are approximate and this does not form any part of any contract. Daniel Matthew Estate Agents has not tested any apparatus, fixtures, fittings, central heating systems or services mentioned in these particulars and intending purchasers are advised to satisfy themselves as to their working order or condition.