



£580,000

10 Pembroke Terrace, Penarth

Terraced House | 3 Bedrooms | 2 Bathrooms

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# Step Inside

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## Key Features

- Close to town centre
- Stunning views over Cardiff Bay
- Three double bedrooms with option to add 4th
- South facing rear garden
- Fantastic school catchment
- Open plan living
- Quiet location

## Property Description

Located in a quiet and highly desirable part of Penarth, this beautifully appointed three-bedroom home offers spacious, modern living with breath-taking views across Cardiff Bay. Just a short stroll from the town centre, the property is close to local amenities and public transport whilst also being situated within a fantastic school catchment area.

## Main Particulars

Located in a quiet and highly desirable part of Penarth, this beautifully appointed three-bedroom home offers spacious, modern living with breath-taking views across Cardiff Bay. Just a short stroll from the town centre, the property is close to local amenities and public transport whilst also being situated within a fantastic school catchment area.

Inside, the home features an impressive open-plan living and dining area, perfect for modern family life and entertaining. Each of the three double bedrooms is generously sized, and there's the added bonus of potential to create a fourth bedroom, offering flexibility for growing families or home office space. At the rear, a south-facing garden provides a private and sunny retreat.

### Ground Floor

Set back from the pavement, the property is approached via a path leading to a stylish composite front door, framed by attractive side shingles. Inside, the ground floor features sleek porcelain flooring with gas-powered underfloor heating throughout. The space opens into a bright and airy open plan kitchen/dining/living area, with stairs rising to the first floor.

### Living Area

The open-plan living area spans the entire ground floor, creating a bright and spacious environment ideal for modern living. Flooded with natural light, the space features sleek porcelain tiled flooring and underfloor heating throughout for year-round comfort. A powder-coated aluminium double-glazed bay window takes centre stage, offering spectacular, uninterrupted views across Cardiff Bay. A discreetly placed TV point completes this stylish and functional living space.

### Kitchen / Diner

The kitchen is fitted with a stylish range of wall and base units, complemented by a ceramic sink with drainer and a full suite of integrated appliances including an electric oven, hob with extractor fan, microwave, and dishwasher. There's ample space for a fridge/freezer, as well as room for a family dining table, making it perfect for both everyday living and entertaining. Composite bi-fold doors open out to the sunny, south-facing rear garden, seamlessly blending indoor and outdoor living. An open understairs recess provides practical storage space which is ideal for housing a washing machine and tumble dryer, while a convenient door leads to a ground floor WC

## First floor

Carpeted stairs lead to the first floor, where you'll find the master bedroom with en-suite, the family bathroom, and a generously sized studio area. This versatile space, ideal as a second living room, home office, or easily convertible into a fourth bedroom, is located at the rear of the property. It enjoys an abundance of natural light, thanks to large windows and a Juliet balcony that offer a lovely outlook over the rear garden.

### Bedroom One (2.4m (to wardrobes) x 4.5m)

Positioned at the front of the property, the principal bedroom boasts two large double-glazed windows that frame stunning, uninterrupted views across Cardiff Bay and beyond. The room benefits from built-in wardrobes offering ample storage, while a beautifully concealed en-suite shower room adds a touch of luxury and convenience without compromising the sleek design.

### En-suite (0.85m x 2.5m)

Finished with modern vinyl flooring, the en-suite features a sleek shower cubicle, a contemporary top-mounted wash hand basin, and a low-level WC. Recessed spotlights provide a bright, clean ambiance, completing the space with a stylish, modern touch

### Bathroom (1.7m x 2.50m)

This well-appointed family bathroom features durable vinyl flooring and a modern panelled bath, complemented by a separate corner shower with a sleek glass screen. A contemporary top-mounted wash hand basin sits above a tiled splashback, alongside a low-level WC. Additional features include an extractor fan, a wall-mounted mirrored cabinet for convenient storage, and a chrome heated towel rail that adds both style and comfort.

## Second Floor

### Bedroom Two (3.2m x 2.9m)

Situated at the rear of the property, this spacious and serene bedroom features plush carpeting and built-in wardrobes for ample storage. A powder-coated aluminium double-glazed door opens onto a Juliet balcony, filling the room with natural light and offering a peaceful garden outlook. With plenty of space to comfortably accommodate a king-sized bed and additional furnishings, this room combines practicality with comfort. A central ceiling light point completes the space.

#### Bedroom Three (2.5m x 3.4m)

This charming double bedroom features soft carpeting and a built-in wardrobe for convenient storage. A vaulted ceiling with a double-glazed Velux window fills the room with natural light, creating an airy and spacious atmosphere. Additional storage is cleverly tucked away in the eaves, maximizing the room's practicality. A central ceiling light completes this comfortable and well-designed space.

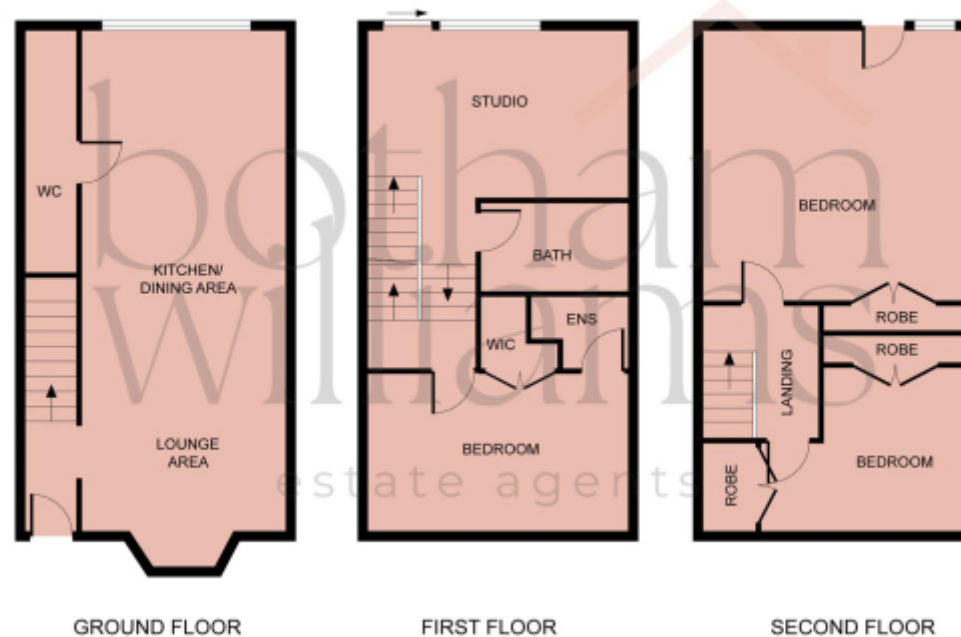
#### Outside

##### Rear Garden

Step through the composite bi-fold doors from the kitchen and dining area into the south-facing garden, where a secure patio provides access to an electrical socket and outdoor tap making it an ideal space for entertaining and relaxing. Stone steps lead up to a charming pergola offering a shaded retreat, which then opens onto an enclosed lawned garden. There's also ample space for outdoor storage, including a garden shed. The garden is beautifully enclosed by a combination of fencing, a boundary wall, and mature shrubs, ensuring privacy and a tranquil atmosphere.







This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

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