

CARDIFF'S HOME FOR  
STYLISH SALES  
& LETTINGS

JeffreyRoss



TENNYSON ROAD





#### ENTRANCE

Via UPVC door with obscure glass panels leading into;

#### HALLWAY

2.16 (7'1")

UPVC double glazed window to the rear elevation. Staircase rising to first floor landing with fitted carpet and under stairs storage space. Radiator. Doors off to all rooms.

#### RECEPTION ROOM ONE

3.30 x 3.02 (10'10" x 9'11")

UPVC double glazed window to the front elevation. Feature fireplace. Radiator. Fitted carpet.

#### RECEPTION ROOM TWO

4.55 x 3.91 (14'11" x 12'10")

UPVC double glazed half box bay window to the front elevation. Radiator. Fitted carpet.

#### KITCHEN

3.48 x 2.13 (11'5" x 7'0")

UPVC double glazed window to the rear elevation. Coving to ceiling. Range of wall and base units with work surfaces over. Stainless steel sink and drainer with mixer tap above. Built in oven with four ring gas hob. Tiling to splash back areas. Wood effect flooring. Door into;

#### UTILITY ROOM

3.38 x 1.73 (11'1" x 5'8")

Obscure window to the side elevation. Range of matching base units with work surfaces over. Ample space and plumbing for white goods. Fitted carpet. UPVC door with obscure glass panel to the side elevation giving access to the rear garden.

#### FIRST FLOOR LANDING

UPVC double glazed window to the rear elevation. Access to loft space. Large built in storage cupboard with shelving. Fitted carpet. Doors off to all rooms.

#### BEDROOM ONE

3.94 x 3.33 (12'11" x 10'11")

UPVC double glazed window to the front elevation. Built in wardrobes with hanging space and shelving. Radiator. Fitted carpet.

#### BEDROOM TWO

3.61 x 3.33 (11'10" x 10'11")

UPVC double glazed window to the front elevation. Built in storage space. Radiator.

#### BEDROOM THREE

2.18 x 2.97 (7'2" x 9'9")

UPVC double glazed window to the side elevation. Built in cupboard housing the wall mounted combination boiler. Radiator.

#### BATHROOM

2.13 x 2.01 (7'0" x 6'7")

UPVC double glazed obscure window to the rear elevation. Tiling to all walls. Three piece suite comprising; Low level W/C, Wash hand basin with twin taps over and bath with twin taps and shower over. Radiator. Vinyl flooring.

#### GARDENS

Corner plot with impressive wrap around gardens. Mainly laid with lawn. Storage shed.  
Potential to add off road parking \*STPP\*







## TENNYSON ROAD

, CF64 2RY - £295,000



3 Bedroom(s)



1 Bathroom(s)



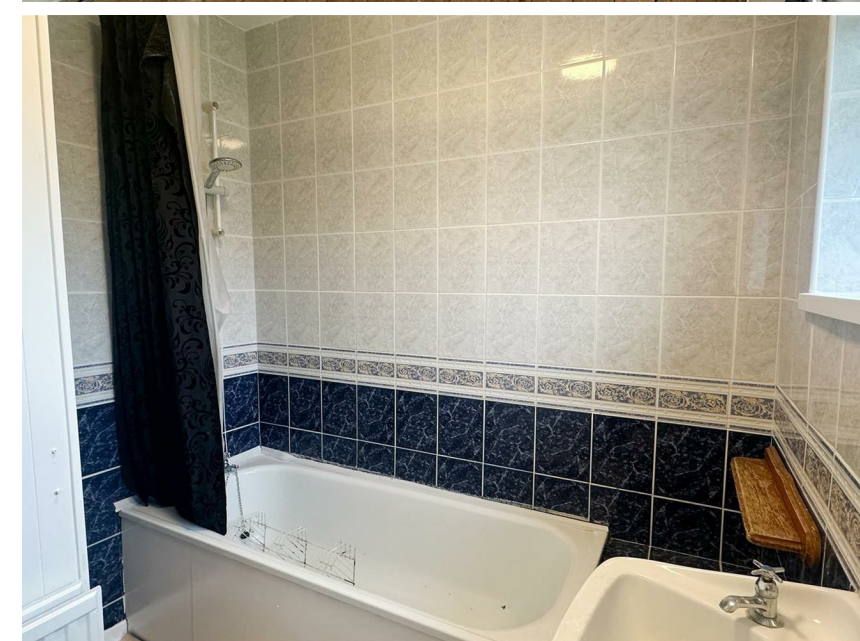
1140.00 sq ft

Welcome to Tennyson Road, Penarth - This Semi detached house set on a large plot offers great potential and boasts two reception rooms, perfect for entertaining guests or simply relaxing with your loved ones. Kitchen and utility room, three bedrooms and bathroom, there's plenty of space for the whole family to enjoy.

The large garden is a wonderful feature, ideal for those who love outdoor activities or would like to extend the house.

Located in the sought-after area of Penarth, this home is surrounded by a friendly community and offers easy access to local amenities, schools, and transport links. Plus, with no chain involved, you could make this property your own without any delays.

Don't miss out on this fantastic opportunity to own a lovely home in a desirable location. Book a viewing today!



### PROPERTY SPECIALIST

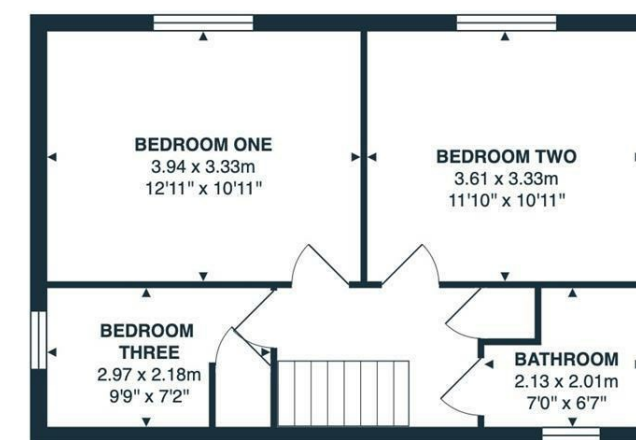
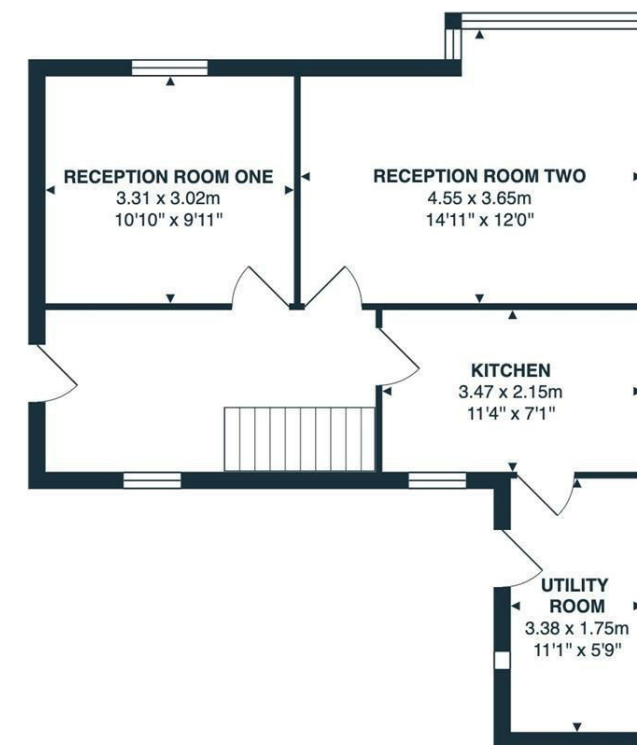
Mr Jeff Hopkins  
jeff@jeffreygross.co.uk  
02920 499680  
Valuer







Tennyson Road, Penarth



**25, Tennyson Road, Penarth, CF64 2RY**

All measurements are approximate and for display purposes only

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>	<b>60</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	

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