

# The Overview

Property Name:  
**11 Slade Road**  
**Barry**  
**CF62 9AL**

Price:  
**£250,000**

Qualifier:  
**Asking Price**

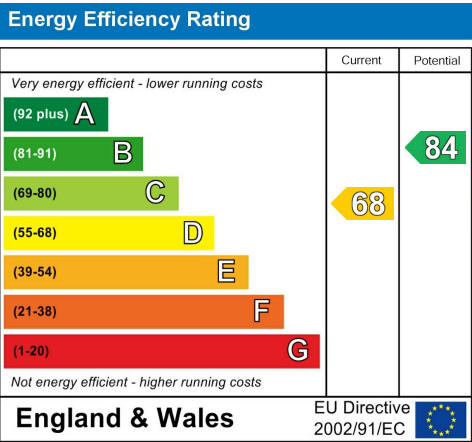
**3**

**1**

**2**

**D**

# The EPC



# The Bullet Points

- No Onwards Chain
  - Semi-detached family home
  - Private garage
  - Well-equipped kitchen with breakfast bar
  - Separate toilet and bathroom
- Three spacious bedrooms
  - Off-street parking
  - Bright living room
  - Generous back garden
  - Side access to driveway

## No Onwards Chain

This charming three-bedroom semi-detached property on Slade Road offers a wonderful family home with spacious living areas, off-street parking, and a garage. Upon entering the property, you are greeted by a welcoming entrance hall. To the front of the house is a spacious living room that overlooks the front garden, providing a bright and airy atmosphere. The living room features sliding doors, allowing for the option to separate the dining room or maintain an open-plan flow.

The dining room at the rear of the property enjoys views of the back garden and offers ample space for a dining table, making it perfect for family meals and entertaining. The well-appointed kitchen has plenty of worktop space, a breakfast bar, and access to the back garden, ideal for outdoor dining or entertaining. Additionally, there is a convenient under-stairs cupboard accessible from the hallway for extra storage.

Upstairs, the property offers three generously sized bedrooms, two of which feature built-in wardrobes, providing plenty of storage options. A separate toilet is alongside the bathroom, making it a practical layout for family living.

The back garden is fantastic in size, flat, and versatile. It has a patio area perfect for seating and a grassy area ideal for children to play or for gardening enthusiasts. There is also access to the garage via the garden and side access to the driveway, providing additional convenience.

## Additional Information

Type of home: Semi-Detached

Tenure: Freehold

EPC: D

Council tax band: D

Borough: Vale of Glamorgan

## Local Area

Slade Road is situated in a peaceful and well-established residential area of Barry, offering a blend of quiet suburban living with easy access to local amenities. The

property is within proximity to beautiful parks and green spaces, providing plenty of opportunities for outdoor activities. Barry is known for its stunning coastline, with the nearby Barry Island offering sandy beaches, scenic walks, and a range of cafes and eateries. The town also boasts a variety of shops, leisure facilities, and local attractions, making it a perfect location for those looking for a relaxed lifestyle with a vibrant community atmosphere.

## Schools

The local area is home to a range of well-regarded schools catering to various age groups, offering a strong educational foundation for families. With primary and secondary options nearby, residents can access multiple learning environments focusing on academic achievement, personal development, and extracurricular activities. The schools in the area benefit from a supportive community, ensuring children receive a well-rounded education. Families can find options that suit their children's needs, all within a short distance from the property.

## Transport

The local area offers excellent transport links, making it easy to get around and explore nearby towns and cities. Barry benefits from regular bus services, providing convenient access to the surrounding areas. Additionally, the city has a railway station with direct services to Cardiff and beyond, ideal for commuters. The road network is well-connected, with easy access to the M4 motorway, providing straightforward routes to other parts of South Wales. This makes the area an excellent choice for those seeking a peaceful setting and quick access to broader travel options.

## Material Information Property Report

You can click the property report to view the Utility Supply, Rights and Restrictions, Risks, and a full in-depth report on the property.

Please get in touch with us directly if you'd like a link or PDF sent to you.

NTSELAT Approved

# The Photographs

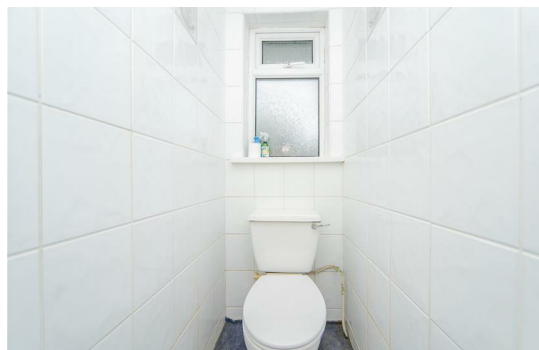
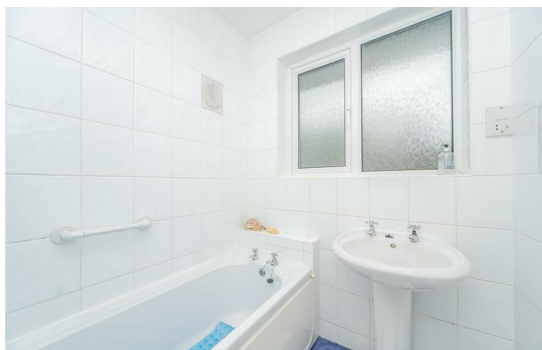
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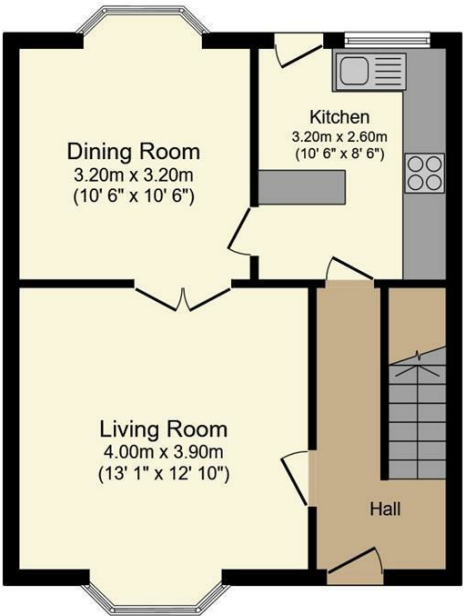
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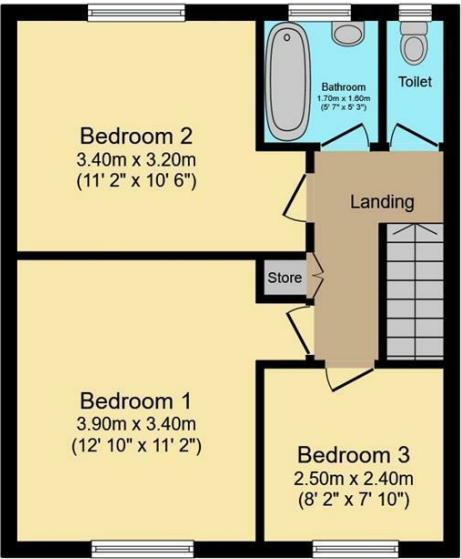


The Floorplan



Ground Floor

Floor area 44.0 m<sup>2</sup> (473 sq.ft.)



First Floor

Floor area 42.5 m<sup>2</sup> (457 sq.ft.)

TOTAL: 86.4 m<sup>2</sup> (930 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

The Map

