

Sycamore Close,

Llandough, Penarth, CF64 2NP



Estate Agents and
Chartered Surveyors

Asking Price Of

£370,000



End Terraced House

4

1

2

1

Property Description

**** FOUR BEDROOM END TERRACE ** WITH VIEWS ** GARAGE **** A beautifully presented four bedroom end terrace property with superb views of Cardiff Bay. To the front is off-road parking for several cars, which leads into a good size garage. A composite front door opens into the spacious hallway with a door leading off to the ground floor bedroom. Leading off from the bedroom is a well-equipped utility room and the downstairs cloakroom. On the first floor is a spacious living room and a well appointed kitchen which has wonderful views of Cardiff Bay. Leading off from the kitchen is the balcony. To the second floor there are three more bedrooms and modern bathroom. EPC: C.

In a very sought after location with excellent transport links right on your doorstep. Cardiff Bay is a short drive away, as is the pretty seaside town of Penarth. There is a train station with in fifteen-minute walk and bus routes right on your doorstep.

HALLWAY

Flooded in light from the side windows and accessed via a new composite front door. There is under stairs storage and a door leading to the ground floor bedroom

BEDROOM FOUR

12' 1" x 14' 9" (3.7m x 4.5m)
Fabulous room that has sliding doors that lead out to the newly laid patio. Leading off from the bedroom is this well-equipped utility room plus a cloakroom which has a low level toilet and a wash hand basin.

UTILITY ROOM

7' 10" x 7' 2" (2.4m x 2.2m)
Good size utility room with ample floor and wall units providing lots of storage space. There is space for a fridge freezer as well as a washing machine.

CLOAKROOM

Essential in any family home is this neat cloakroom. With a low level toilet and a ceramic wash hand basin

FIRST FLOOR LIVING ROOM

18' 0" x 14' 9" (5.5m x 4.5m)
Stunning living room that has plenty of space for all the living furniture that you could want. A door leads into the kitchen and stairs lead up to the first floor.

KITCHEN

9' 6" x 14' 9" (2.9m x 4.5m)
Well appointed kitchen with a good range of base and wall units. There is also plenty of space for a large family dining table. The kitchen has wonderful water views from the large windows, with a door leading out to the balcony where you can sit and make the most of the amazing views.

BALCONY

Beautiful space with water views to sit out in the morning and enjoy coffee or have meals out in the evening.

SECOND FLOOR BEDROOM THREE

6' 10" x 7' 6" (2.1m x 2.3m)
Located to the front of the property is this perfect room for a nursery or a home office. The room has a large

Tenure Freehold

Council Tax Band E

Floor Area Approx TBC

Viewing Arrangements
Strictly by appointment

window to the front, lighting up the room.

BEDROOM TWO

7' 6" x 14' 5" (2.3m x 4.4m)

This double bedroom is located to the front of the property and has ample space for all the bedroom furniture that you could want.

BEDROOM ONE

8' 6" x 14' 1" (2.6m x 4.3m)

With stunning water views from the oversized window is this fabulous double bedroom. There is plenty of space for a double bed as well as the essential bedroom furniture.

BATHROOM

4' 1" x 7' 6" (1.27m x 2.3m)

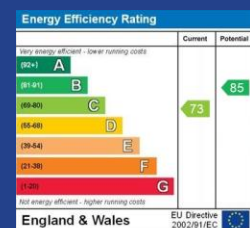
Beautifully presented new bathroom that has modern brick style tiles, a bath with a shower over, a white ceramic toilet, a ceramic sink and a good size obscure window to the rear.

REAR GARDEN

Incredible rear garden which has a newly installed large paved area, a large lawned area and stairs up to the balcony. The garden also has side access to the front of the property. garage.

GARAGE

Leading off from the driveway is this up and over garage. Providing an excellent amount of storage space or space for car.



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