

Plas St. Pol De Leon,

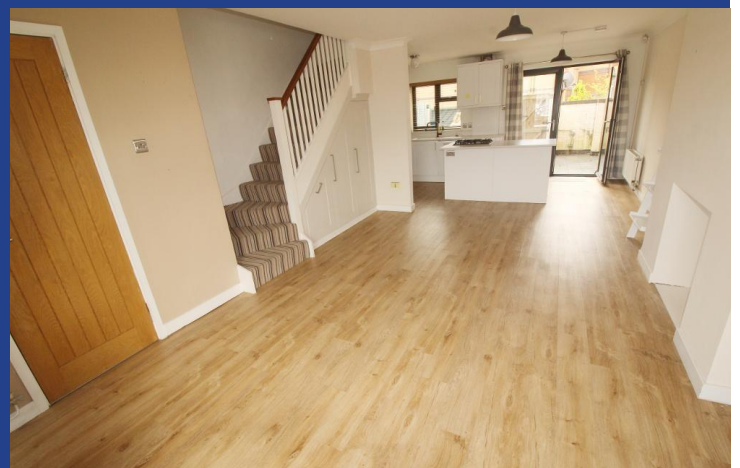
Penarth, CF64 1TR



Estate Agents and
Chartered Surveyors

Asking Price Of

£440,000



Mid Terraced House

3

1

2

1

Property Description

**** MODERN THREE BEDROOM PROPERTY ** WATER VIEWS **** An opportunity to purchase a refurbished three bedroom property with outstanding, uninterrupted water views. Downstairs there is a cloakroom, a good size open-plan living, dining and kitchen room with access to the front terrace plus the rear garden. On the first floor there are three bedrooms and a modern bathroom. Externally the property has a single garage, allocated parking space, a beautiful rear garden and a front terrace with panoramic water views.

Tenure Freehold

Council Tax Band F

Floor Area Approx TBC

Viewing Arrangements
Strictly by appointment

LOCATION

Located in the highly sought after Penarth Marina with its world-class restaurants and easy access to Cardiff Bay plus the Seaside Town of Penarth. There is a train station, a large supermarket, a coffee shop and a bus stop all on your doorstep.

KITCHEN/LIVING/DINING

25' 9" x 15' 1" (7.87m x 4.62m)
Absolutely amazing room with uninterrupted water views. There is ample space for a dining table and a three-piece suite. The Kitchen area is sleek and modern with a good range of appliances, storage cupboards plus a gorgeous breakfast bar.

CLOAKROOM

Leading off from the main ground floor room is this neat downstairs cloakroom with storage.

FIRST FLOOR BATHROOM

Beautiful modern crisp bathroom with a full size bath plus shower over, a chrome towel radiator, tiled walls and a large obscure window.

BEDROOM ONE

11' 10" x 8' 3" (3.61m x 2.54m)
Spacious bedroom with amazing water views. There is space for a large bed and all the bedroom furniture you could ask for.

BEDROOM TWO

11' 5" x 8' 11" (3.48m x 2.74m)
Located to the rear of the property and benefiting from the morning sun is this second double bedroom. The room also has full width mirrored sliding door wardrobes.

BEDROOM THREE

8' 7" x 6' 5" (2.64m x 1.96m)
Perfect home office or single bedroom where you have floor to ceiling diagonal windows offering incredible water views.

FIRST FLOOR LANDING

With doors leading off to all first floor rooms and access to the loft.

REAR GARDEN

Accessed via the rear gate is this lovely, easily maintainable garden is just perfect for outdoor entertaining. There are two raised planters, outside water supply and an exterior light. Outside of the garden is an allocated parking space.

FRONT TERRACE

Just wow is the words to describe this amazing space. With panoramic uninterrupted water views and bathed in sunlight from midday onwards. This is such an amazing space to entertain whilst looking at boats bobbing up and down in the marina.

GARAGE

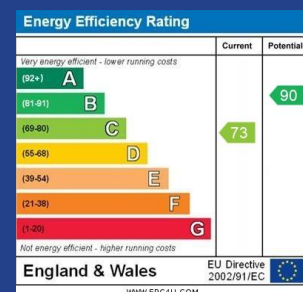
Single garage - brick built, with an up & over door allowing access, roof storage within the roof.

ADDITIONAL INFORMATION

Please note there is a monthly service charge of £33.50

Penarth 029 2047 5191

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CF64 1ED



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