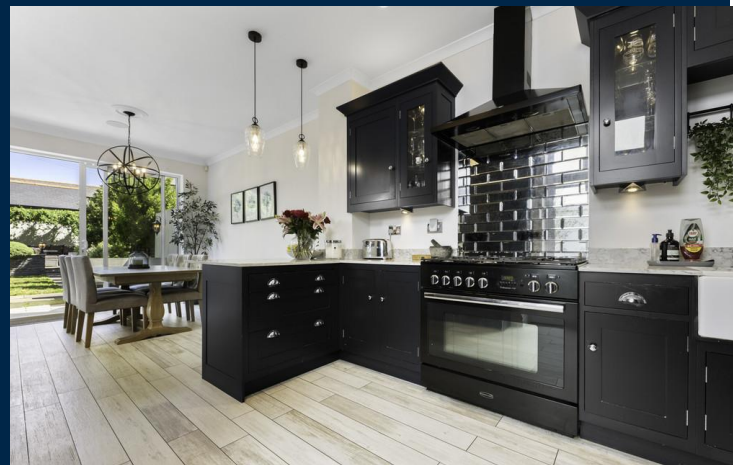




WINDSOR TERRACE
PENARTH
CF64 1AA

ASKING PRICE OF
£850,000



MID TERRACED HOUSE



4



2



3



2

**** EXCEPTIONAL FOUR BEDROOM HOME IN PRIME LOCATION ** BEAUTIFULLY APPOINTED THROUGHOUT ** DOUBLE GARAGE ** SEA VIEWS ****

MGY are delighted to bring to market this beautifully presented, four bedroom, mid-terraced family home situated on the much favoured Windsor Terrace in Penarth. The accommodation briefly comprises porch into entrance hallway, formal lounge, sitting room, bespoke fitted kitchen into diner, and WC. To the first floor are four bedrooms including principal bedroom with en-suite, plus the family bathroom. The property further benefits from gas central heating and double glazed sash windows throughout. Landscaped front and rear gardens with double garage accessed via rear lane. Viewing highly recommended. EPC:C

TENURE: FREEHOLD

COUNCIL TAX BAND: F

FLOOR AREA APPROX: 1650 SQ.FT

VIEWING: STRICTLY BY APPOINTMENT

ENTRANCE HALL

A beautifully landscaped front garden with wrought iron fencing and gate. Shrub borders. Steps to front door.

PORCH

Entered via composite front door with double glazed window over. Tiled flooring. Glazed double doors into hallway.

HALLWAY

A grand hallway with high ceiling and original decorative coving. Doors to lounge, sitting room, kitchen/dining room, WC and boiler room. Stairs to first floor with storage cupboard under. Tiled flooring. Radiator.

LOUNGE

The formal lounge includes a stunning full height sash window into bay. Feature gas fire with stone surround and slate hearth. Bespoke storage cupboards with shelving over. Radiator.

SITTING ROOM

Another stylish reception room with full height sash window overlooking the rear garden. Fitted Chesney's wood burner with slate hearth. Two bespoke matching dressers. Radiator.

KITCHEN/DINER

In the heart of the home is this exceptional kitchen/dining room with French patio doors to side courtyard, and double glazed sliding doors to rear garden. The bespoke kitchen includes a range of solid wood base, eye level and full height units incorporating ceramic Belfast sink with waste

disposal and complementary Quartz work surfaces. Fitted double Rangemaster cooker with 5 burner hob and extractor hood over. Integrated microwave, fridge/freezer, dishwasher, washing machine and tumble dryer. Fitted pantry with bin store. Tiled flooring with part under floor heating. Spotlights. Ceiling speakers. uPVC double glazed sash window to side. Space for dining table/sofa. Potential to do side extension subject to necessary consent.

DOWNSTAIRS WC

Victorian style high cistern WC and wash hand basin. Tiled flooring and splash backs. Double glazed sash window to side. Spotlights with sensor.

BOILER ROOM

Boiler/comms room with wall mounted gas combination boiler. Ideal for additional storage.

FIRST FLOOR

A split level galleried landing with two bedrooms to front, with rear landing leading to two further bedrooms and family bathroom. Loft access with pull down ladder and lighting (fully boarded). Three double windows to side. Second loft access. Spotlights.

BEDROOM ONE

Feature sash bay window to front with stunning sea views. Two bespoke fitted wardrobes. Inset for feature fireplace with tiled hearth. Radiator. Door to:

EN-SUITE

A luxury suite to include low level WC, vanity enclosed wash hand basin and walk-in shower with rainfall shower head, handheld attachment and glass screen. Fully tiled walls and flooring. Towel radiator. Extractor fan and spotlights. Sash window to front. Internal window to rear.

BEDROOM TWO

Sash window to rear with views of St. Augustine's Church. Radiator. Inset for feature fireplace with tiled hearth.

BEDROOM THREE

Sash windows to side and rear. Radiator.



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BEDROOM FOUR

Sash window to side. Radiator.

BATHROOM

A luxury suite comprising low level WC, pedestal wash hand basin, fitted bath with shower attachment, and shower cubicle with rainfall shower head. Fully tiled walls and floor. Extractor fan and spotlights with sensor. Sash window to side. Towel radiator.

REAR GARDEN

A finely landscaped rear garden mainly laid to lawn with paved patio and fitted seating area off the kitchen/diner. Block paved courtyard to side. Pathway with shrub borders leading to rear patio with pergola over. Raised flower beds. Boundary wall and fence. Outside tap. Outside lighting and power points.

DOUBLE GARAGE

(5.96m x 5.24m) Electric roller shutter door accessed via rear lane. Pitched roof with partly boarded loft space. Light and power.

TENURE

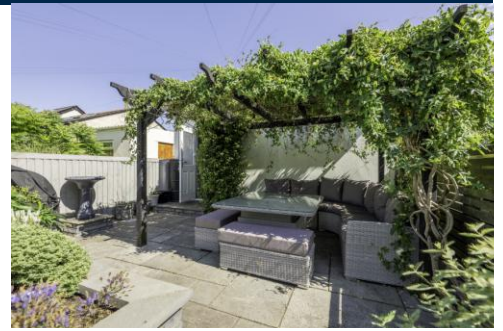
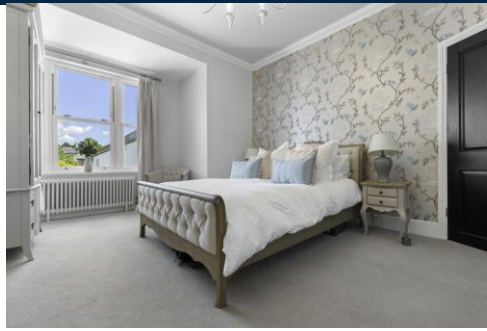
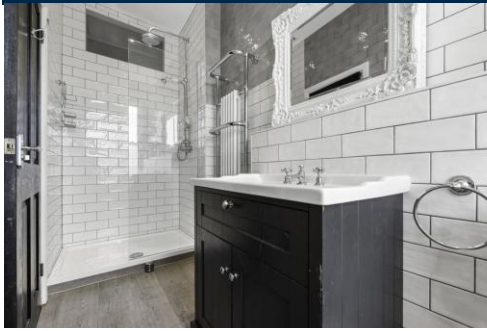
MGY have been advised that the property is FREEHOLD.



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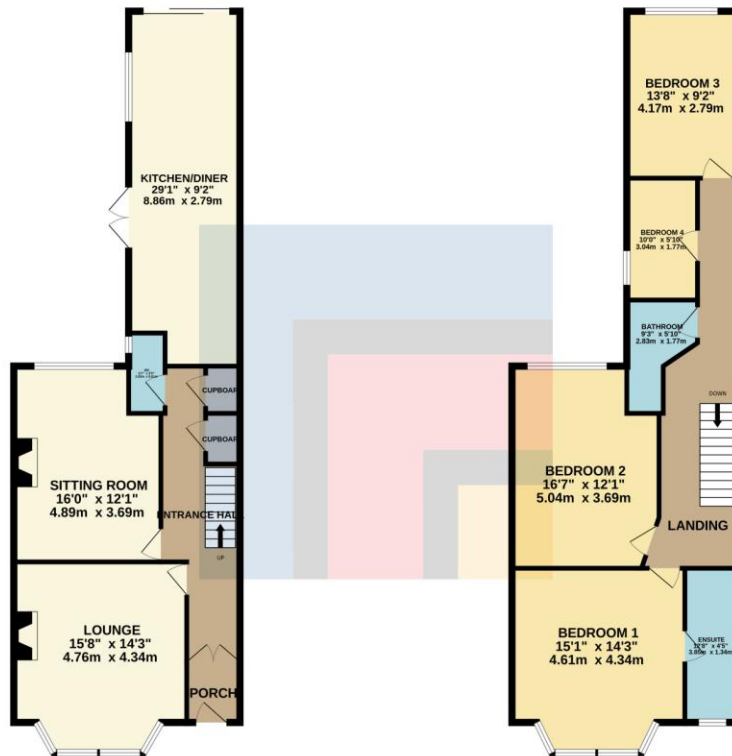


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GROUND FLOOR
819 sq.ft. (76.1 sq.m.) approx.

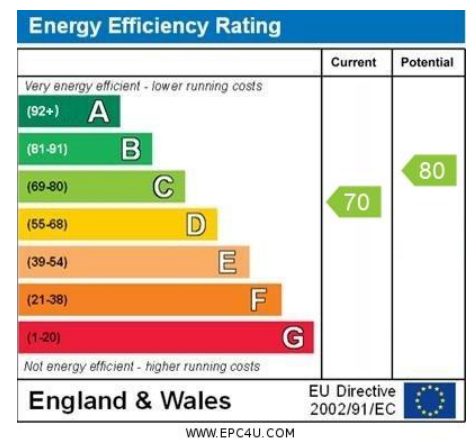
1ST FLOOR
831 sq.ft. (77.2 sq.m.) approx.



TOTAL FLOOR AREA : 1650 sq.ft. (153.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given.

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