



QUEENS ROAD

PENARTH CF64 1DH

ASKING PRICE OF

£270,000



MAISONETTE



3



1



2



1

WELL PRESENTED, THREE BEDROOM MAISONETTE IN PENARTH MGY are delighted to bring to market this well presented, three bedroom maisonette, situated on the highly sought after Queens Road, Penarth. The accommodation briefly comprises entrance hallway, lounge, kitchen, three bedrooms, cloakroom and bathroom. The property further benefits from being chain free, and has gas central heating and double glazing throughout. ***Viewing highly recommended***

TENURE: FREEHOLD

COUNCIL TAX BAND: C

FLOOR AREA APPROX: 1,249 SQ FT

VIEWING: STRICTLY BY APPOINTMENT

ENTRANCE HALL

Entered via front door leading from street. Tiled and carpeted flooring. Radiator. Pendant light fitting. Stairs rising to first floor.

LOUNGE

10' 11" x 21' 9" (3.35m x 6.65m)
Carpet to floor. Pendant light fitting. Radiator. Power points. TV and telephone point. Feature fireplace. Two double glazed windows to front aspect.

KITCHEN

15' 0" x 11' 0" (4.58m x 3.36m)
Vinyl flooring. Fitted kitchen with a range of wall, base and drawer units with worktops over incorporating stainless steel sink and drainer with tap above. Tiled splashbacks. Space for appliances such as washing machine and fridge/freezer. Two pendant light fittings. Power points. Radiator. Three double glazed windows.

CLOAKROOM

3' 1" x 5' 6" (0.94m x 1.70m)
Laminate flooring. WC. Wall mounted wash hand basin with hot and cold tap over and tiled splashback. Pendant light fitting. Wall mounted boiler. Extractor.

BEDROOM TWO

10' 4" x 13' 10" (3.15m x 4.23m)
Carpet to floor. Pendant light fitting. Two fitted storage cupboards. Radiator. Power points. Double glazed window to rear aspect.

BEDROOM ONE

13' 6" x 14' 11" (4.14m x 4.57m)
Carpet to floor. Two double glazed windows to front aspect. Power points. Pendant light fitting. Radiator.

BEDROOM THREE

13' 9" x 7' 1" (4.21m x 2.18m)
Single bedroom. Carpet to floor. Pendant light fitting. Power points. Radiator. Double glazed window to front aspect.

BATHROOM

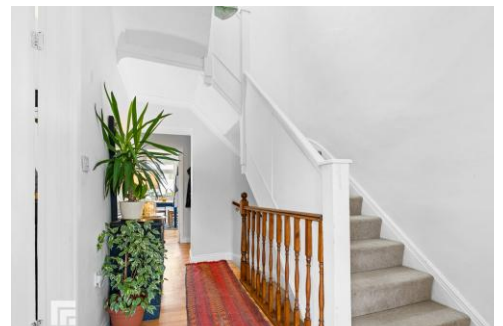
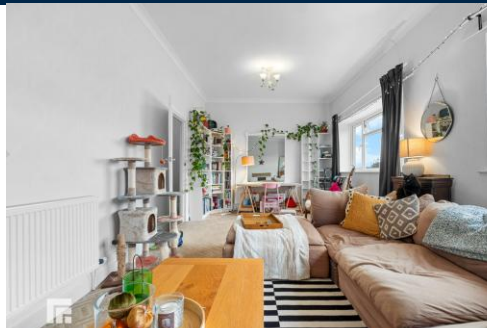
8' 3" x 10' 0" (2.52m x 3.06m)
Vinyl flooring. Partially tiled walls. White three-piece-suite comprising pedestal wash hand basin with hot and cold tap over, panelled bath with hot and cold tap over and WC. Walk in shower cubicle with mains powered shower over. Obscure double glazed window. Radiator. Extractor.

TENURE

MGY have been advised that this property has a share of the freehold.



QUEENS ROAD, PENARTH CF64 1DH



QUEENS ROAD, PENARTH CF64 1DH

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	58 D	
39-54	E		
21-38	F		
1-20	G		

PENARTH 029 2047 5191

17 Glebe Street, Penarth, Vale of Glamorgan,
CF64 1ED



Important Notice: These particulars are prepared for guidance only and do not form whole or any part of any offer or contract. Whilst the particulars are given in good faith, they are not to be relied upon as being a statement or representation of fact. They are made without responsibility on the part of MGY Ltd or Vendor/lessor and the prospective purchaser/lessee should satisfy themselves by inspection or otherwise as to their accuracy. Neither MGY Ltd nor anyone in their employ, or the vendor/lessor, imply, make or give any representation/warranty whatsoever in relation to this property.

The services of our recommended mortgage brokers and solicitors may be beneficial. While a referral fee may be received if they are chosen, there is no obligation to use their services, and an alternative mortgage provider/solicitor can be chosen.

MGY.CO.UK