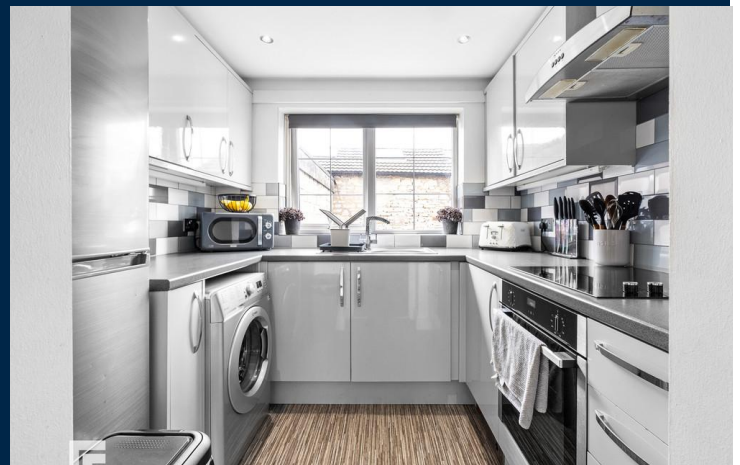
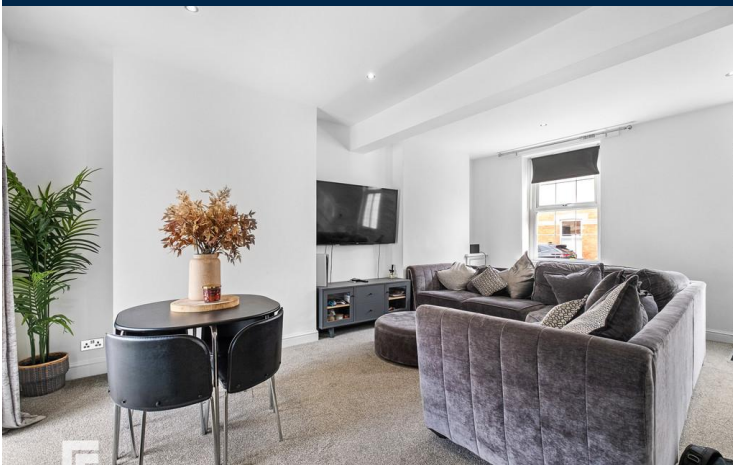




MACHEN STREET
PENARTH
VALE OF GLAMORGAN
CF64 2UB

ASKING PRICE OF
£350,000



MID-TERRACED HOUSE



2



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****MID-TERRACED HOUSE* IMMACULATELY PRESENTED* NO CHAIN**** MGY are delighted to bring to market this well presented two bedroom mid-terraced house, situated in the highly sought after area of Penarth, Machen Street. The modern accommodation briefly comprises lounge/diner, kitchen, two double bedrooms and bathroom. The property further benefits from gas central heating, double glazing throughout and a low maintenance rear garden. No chain.

TENURE: FREEHOLD

COUNCIL TAX BAND: D

FLOOR AREA APPROX: 728 SQ FT

VIEWING: STRICTLY BY APPOINTMENT

LOCATION

Penarth, a scenic town in the Vale of Glamorgan, is known for its beautiful coastline, Victorian architecture, and welcoming community. The town offers a variety of green spaces and stunning views over the Bristol Channel, making it a popular location for both families and visitors. Penarth is also home to highly regarded schools, such as Stanwell School and St Cyres School, both of which are known for their strong academic performances and excellent extracurricular offerings. These schools contribute to the town's reputation as a desirable place to live for those seeking quality education alongside a peaceful coastal lifestyle.

ENTRANCE

Entered via uPVC double glazed door into lounge/diner.

LOUNGE/DINER

20' 1" x 16' 9" max (6.13m x 5.12m)

An open-plan lounge/diner with uPVC double glazed window to front and French patio doors to rear garden. Spotlights. Two radiators. Stairs to first floor with under stair cupboard. Door to kitchen.

KITCHEN

7' 10" x 6' 8" (2.39m x 2.04m)

A modern kitchen fitted with base and eye level units incorporating stainless steel sink and drainer with complementary work surfaces. Fitted electric oven and hob with extractor hood over. Tiled splash backs. Space for washing machine and fridge/freezer. uPVC double glazed window to rear. Spotlights. Loft access.

FIRST FLOOR LANDING

Doors to two double bedrooms and bathroom. Loft access.

MASTER BEDROOM

11' 8" x 9' 0" to w'robes (3.57m x 2.75m)

uPVC double glazed window to front. Two fitted wardrobes. Radiator. Door to storage area with uPVC double glazed window to front.

BEDROOM TWO

10' 8" x 8' 6" to w'robes (3.26m x 2.60m)

Three fitted wardrobes. uPVC double glazed window to rear. Radiator.

BATHROOM

7' 4" x 5' 11" (2.26m x 1.81m)

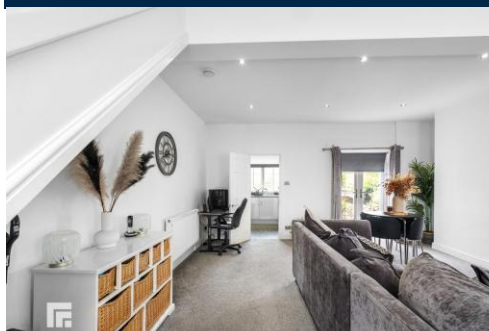
The suite comprises low level WC, vanity enclosed wash hand basin and fitted bath with mixer shower over and glass screen. Fully tiled walls and floor. Spotlights, extractor fan, uPVC double glazed window to rear. Towel radiator.

OUTSIDE REAR GARDEN

An enclosed, South-Westerly facing rear garden with stone boundary wall. External power point. Outside tap.



MACHEN STREET, PENARTH, VALE OF GLAMORGAN CF64 2UB



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GROUND FLOOR
390 sq.ft. (36.2 sq.m.) approx.

1ST FLOOR
338 sq.ft. (31.4 sq.m.) approx.



TOTAL FLOOR AREA: 728 sq.ft. (67.6 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 as to their operability or efficiency can be given.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		90 B
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

PENARTH 029 2047 5191

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



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