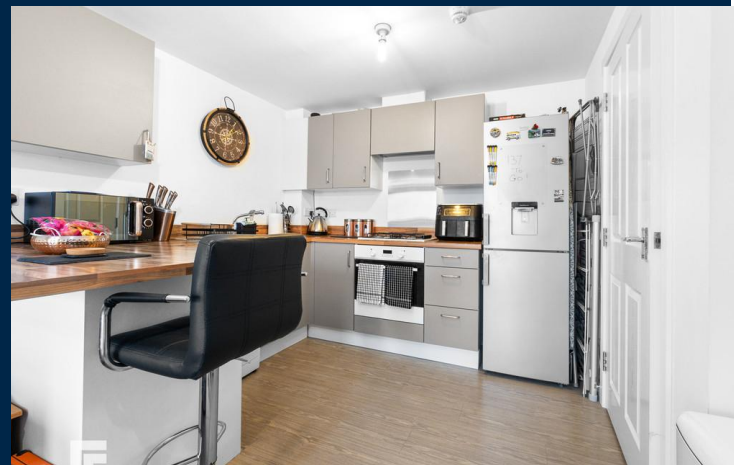




CEI TIR Y CASTELL
BARRY CF63 4DG

ASKING PRICE OF
£184,999



APARTMENT



2



2



2



1

*** NEW *** MGY are delighted to offer to the market this very well presented two bedroom second floor apartment with water views. The property is situated on the popular Quays Development and within walking distance to the beach, supermarket, Goodsheds and train station. The property briefly comprises communal security entrance with doors to ground floor apartments and stairs to all floors. Entrance hallway, lounge/kitchen, two bedrooms (master en suite) and a family bathroom. The property offers sensational views to the front via a Juliet balcony. Allocated parking.

TENURE: LEASEHOLD

COUNCIL TAX BAND: B

FLOOR AREA APPROX: 512 SQ FT

VIEWING: STRICTLY BY APPOINTMENT

DESCRIPTION

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COMMUNAL ENTRANCE

Entered via communal security entrance system. Doors to ground floor apartments and stairs and doors to all floors.

ENTRANCE HALL

Fitted carpet. Radiator. Doors to all rooms including storage cupboard.

LOUNGE/KITCHEN

19' 7" x 9' 10" (5.99m x 3.00m)

Kitchen: Fitted kitchen to comprise a range of base and wall units incorporating stainless steel sink and drainer with mixer taps over. Recess and plumbing for appliance and space for fridge/freezer. Four burner gas hob and electric oven with extractor over. Breakfast bar of similar finish to work surfaces. Vinyl flooring. Open to:
Living Room: Fitted carpet. Two radiators. Storage cupboard. French doors providing access to Juliet balcony and offering sensational water views.

BEDROOM ONE

13' 8" x 7' 8" (4.17m x 2.35m)

Main double bedroom with large picture window to the front offering water views. Two storage cupboards. Radiator. Door to:

EN SUITE

With suite to comprise closed cistern w.c, pedestal wash hand basin and glazed shower cubicle with shower insitu. Radiator. Vinyl flooring. Ceramic tile to splash back areas.

BEDROOM TWO

11' 5" x 10' 2" (3.48m x 3.12m)

Double glazed window to the front. Vinyl flooring. Radiator.

BATHROOM

Double glazed opaque window to the side. With suite to comprise closed cistern w.c, wash hand basin and panelled bath. Vinyl flooring. Radiator.

OUTSIDE

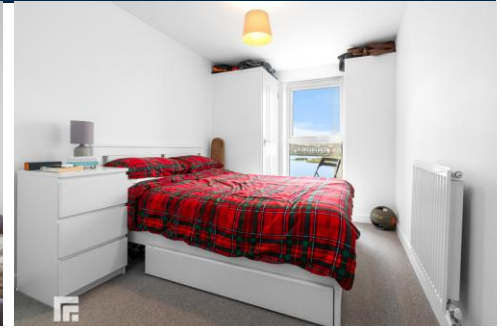
Allocated parking.

NOTES

989 years remaining on the lease. Service charge approx. £2012.53 per annum.

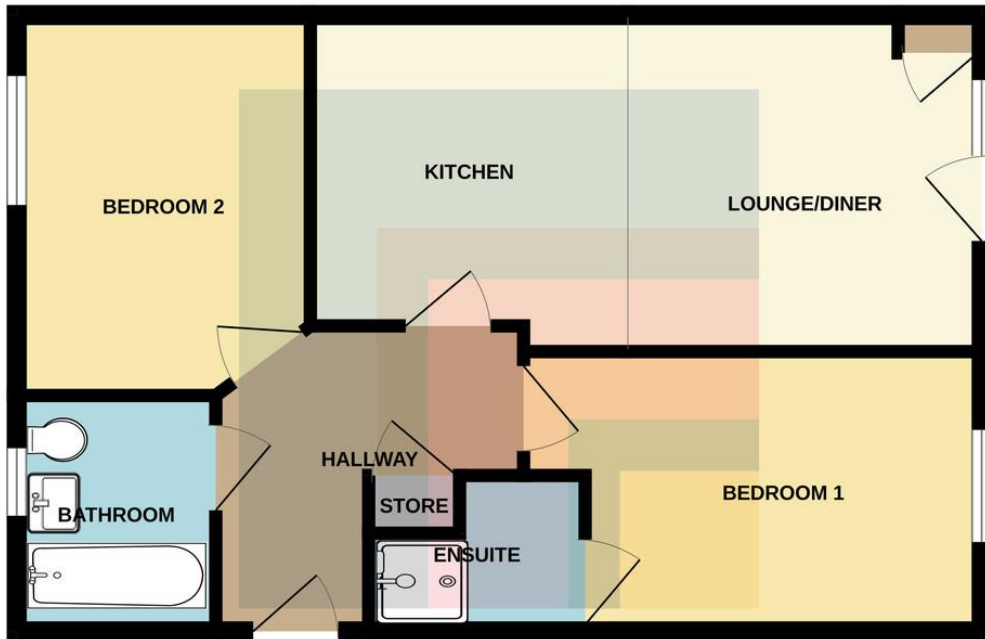


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GROUND FLOOR
512 sq.ft. (47.6 sq.m.) approx.



Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	83 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

BARRY 01446 744750

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7AJ



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