



Redlands Road, Penarth, CF64 2WN

Welcome to

Redlands Road, Penarth

****NEW PRICE**** A fantastic space for a growing family due to it's two extensions this well presented home includes a large open plan kitchen/dining/family area, bay fronted lounge, sitting room, five bedrooms, utility, downstairs WC, garden with summer house, garage and lots of parking.

NO CHAIN

Entrance Hall

Entered via a contemporary styled part double glazed door, doors to lounge, sitting room and kitchen/diner/family room, stairs to first floor with under stair storage, floor laid to attractive hi-gloss porcelain tiles and herringbone laid wood block flooring, coved ceiling, contemporary styled radiator with inset mirror, cupboard housing electric meters.

Lounge

16' 2" into bay x 11' 8" max (4.93m into bay x 3.56m max) Double glazed bay window to front, hi-gloss porcelain tiled floor to match the hall with under floor heating, coved ceiling, built in storage cupboard, TV point, telephone point, wall mounted electric fire, contemporary styled radiator in black.

Sitting Room

13' 11" x 6' 9" (4.24m x 2.06m)

Double glazed window to front, solid wood engineered oak flooring, coved ceiling.

Kitchen/dining/family Room

26' 2" max x 12' 3" to dining area (7.98m max x 3.73m to dining area)

Kitchen Area

Double glazed window to rear with view onto the garden, two roof windows, kitchen fitted with an extensive range of floor and wall mounted units with wood work tops and tiled splash backs, porcelain one and a half bowl and drainer sink unit with mixer tap, spaces for a range cooker and an American style fridge/freezer, integrated dish washer, extractor fan, spotlights, attractive black slate tiled floor continuing into the dining/family area.

Dining/family Area

Double glazed sliding doors opening onto the rear garden, radiator, coved ceiling, black slate tiled floor as the kitchen, built in storage cupboards to side of chimney breast, wall mounted electric fire, door to the rear annexe.

Rear Annexe

Double glazed doors opening onto the rear garden, double glazed windows to side, tiled floor, spotlights, doors to cloakroom & utility area.

Utility Room

Plumbing for an automatic washing machine. Wall mounted gas fired combi boiler.

Cloakroom/wc

Obscured double glazed window to side, low level W.C and a wall mounted wash hand basin with tiled splashbacks, tiled floor.

First Floor Landing

Double glazed window to side, doors to three bedrooms and bathroom, stairs to the second floor, coved ceiling, spotlights, laminated wood flooring.

Bedroom 1

16' 2" into bay x 12' 1" max (4.93m into bay x 3.68m max) Double glazed bay window to front, laminated wood flooring, coved ceiling.

Bedroom 2

12' 3" max x 8' 3" to wardrobes (3.73m max x 2.51m to wardrobes)

Double glazed window to rear, radiator, laminated wood flooring, built in wardrobes to one wall.

Bedroom 3

8' 4" x 6' 5" (2.54m x 1.96m)

Double glazed window to front, laminated wood flooring, coved ceiling, radiator.

Family Bathroom

Two obscured double glazed windows to rear, roll top clawed footed bath with period style taps and shower attachment, wash hand basin set into a vanity unit with storage cupboards under, low level W.C, heated towel rail, tiled floor, tiled walls, spotlights, coved ceiling.

Second Floor Landing

Double glazed window to side and doors leading to two further bedrooms

Bedroom 4

13' 4" narrowing to 8' 9" x 10' 6" max (4.06m narrowing to 2.67m x 3.20m)

Roof window to front, stripped wood floor boards, undereave storage, spotlights, door to ensuite.

Ensuite

Roof light to front, tiled shower enclosure with sliding glass door, wall mounted wash hand basin, low level W.C, tiled wall and floor, spotlights, extractor fan, heated towel rail.

Bedroom 5

8' 10" x 6' 5" (2.69m x 1.96m)

Double glazed window to rear, laminated wood flooring, spotlights, built in storage cupboard.

Outside

Front

Driveway laid to brick pavia providing parking for two cars, garden area laid to stone chippings which could provide potential to extend driveway further, Low level boundary walls and steps up to front entrance.

Rear

A rear garden with rendered brick wall boundaries, seating area finished in slate tiles providing a private space for alfresco dining and space for a hot tub, aluminium hand rails with glass balustrades with steps down to a further patio area with the remainder of the garden laid to artificial grass. Steps and a timber door at the rear of the garden provides access to a GARAGE and second driveway and a SUMMER HOUSE provides a great space for entertaining or use as a home office or gym.

Summer House

Accessed via double glazed sliding doors with further double glazed window to front and side, composite decking to front and side, laminated flooring, power, plastered walls & ceiling, spotlights.

Garage

Located to the rear of the property accessed via the garden and a drive providing further off-road parking.

Tenure

Freehold

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This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Welcome to Redlands Road, Penarth

- An extended semi-detached home offered with NO CHAIN and walking distance to St. Cyres High School
- Spacious open plan kitchen/family/dining room, a bay fronted lounge and a separate sitting room.
- Four/five bedrooms (three doubles) set over two floors, one with ENSUITE.
- Two driveways providing parking for several cars, an enclosed private garden with SUMMER HOUSE and a GARAGE
- Utility room, cloakroom/WC and family bathroom.

Tenure: Freehold EPC Rating: D

directions to this property:

From the office on Stanwell Road (CF64 2AA), proceed over the traffic lights and railway bridge and continue along Stanwell Road to the roundabout. At the roundabout take the second exit onto Cornerswell Road at continue to the end of the road. At the T-junction turn right onto Redlands Road and the property can be found approximately 0.3 miles down on the left hand side.



view this property online allenandharris.co.uk/Property/PNR106285



Property Ref:
PNR106285 - 0009

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