



Redlands Road, Penarth, CF64 2QP

Welcome to

Redlands Road, Penarth

A beautifully presented bay fronted semi-detached home, ideal for a family and conveniently located for local schools, as well as road and bus links. With parking for two/three cars, a lovely garden to the rear, three bedrooms, two large reception rooms and period features.

Entrance Hall

Enter via a part patterned double glazed door through an attractive open porch with archway, stairs to first floor with spindles and balustrade and under-stair storage cupboard, gas & electric meters, coved ceiling, picture rail, wood block flooring and original style timber doors to lounge, dining room and kitchen.

Lounge

14' 9" into bay x 12' 5" max (4.50m into bay x 3.78m max)
Double glazed bay window to front, feature fireplace with electric fire, coved ceiling with rose, picture rail, wood block flooring and radiator.

Dining Room

12' 4" max x 11' 6" (3.76m max x 3.51m)
Double glazed double doors to garden with double glazed windows either side, feature fireplace with electric fire, picture rail, wood block flooring and radiator with cover.

There is planning permission to extend this room further if you wish to do so - Application No. 2021/01581/LAW

Kitchen

12' 10" x 7' 11" (3.91m x 2.41m)
Galley Style kitchen with double glazed window to side, single bowl and drainer sink unit, floor and wall mounted white shaker style kitchen units with contrasting work surface over, integrated dish washer, wine rack, larder cupboard housing 2 year old wall mounted gas combi boiler, coved ceiling, low level plinth heater, tiled floor and doorway to utility cupboard.

Utility Cupboard

Space for washing machine, dryer and fridge-freezer. Tiled floor.

First Floor Landing

Double glazed window to side, spindles and balustrades, loft access with ladder to partially boarded and insulated attic space, newly fitted carpet, picture rail and doors to three bedrooms and bathroom.

Bedroom 1

14' 8" into bay x 11' 4" (4.47m into bay x 3.45m)
Double glazed bay window to front, tiled fire place picture rail and radiator

Bedroom 2

12' 10" x 11' 10" (3.91m x 3.61m)
Double glazed window to front, tiled fireplace, picture rail and newly fitted carpet.

Bedroom 3

8' 5" x 7' 1" (2.57m x 2.16m)
Double glazed window to front and radiator

Bathroom

9' 1" x 6' 5" (2.77m x 1.96m)
Double glazed window to side, panelled bath, shower cubicle, wc, wash hand basin with mixer tap over set into a vanity unit, travertine tiled walls with matching style tiled floor, towel style radiator, extractor fan and spotlights.

Front Garden

Brick paved driveway providing parking for two/three cars and continuing to the side of the property and the GARAGE.

Rear Garden

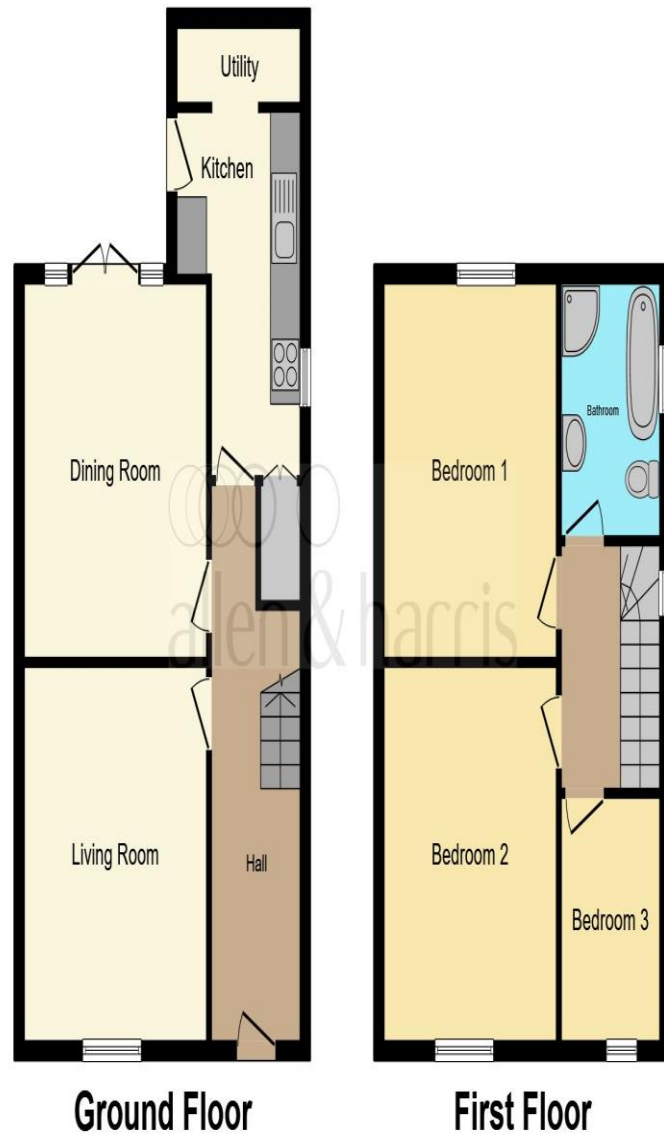
A good sized and level rear garden, ideal for entertaining and alfresco dining. Rendered wall and timber fenced boundaries. This wildlife friendly garden is laid mainly to lawn with an attractive patio area behind the garage laid to patio slab, providing a secluded area for relaxing.

Garage

Accessed via an up and over door, power & light, pitched roof, window to side and door providing pedestrian access from the rear garden.

Tenure

Freehold



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



Welcome to

Redlands Road, Penarth

- A beautifully presented bay fronted semi-detached home, ideal for a family and conveniently located for local schools, as well as road and bus links.
- Brick laid driveway providing parking for two/three cars leading to a GARAGE, generous and level rear garden ideal for children.
- Three bedrooms and two spacious reception rooms
- Nicely appointed galley style kitchen with utility area to the rear.
- Double glazed and gas central heating via a combination boiler.

Tenure: Freehold EPC Rating: D

Council Tax Band: D

£525,000

directions to this property:

From the office on Stanwell Road drive to the lights and proceed over to continue along Stanwell Road. At the mini-roundabout take the second exit onto Cornerswell Road and proceed to the end of the road. At the T-junction at the end of the road turn right onto Redlands Road, proceed up the hill and as the road flattens out, the property can be found on the right hand side, marked by our For Sale board.

view this property online allenandharris.co.uk/Property/PNR106711



Property Ref:
PNR106711 - 0005

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