

3 Harbour View Cottages

Northcliffe Drive, Penarth, The Vale Of Glamorgan, CF64 1DQ



A short walk from Penarth's vibrant town centre, lies a one of a kind cliffside property on the Penarth coastline, this exceptional 5-bedroom semi-detached property offers unrivalled views over the iconic Cardiff Bay and beyond. Combining cutting-edge technology, sustainable living, and luxury amenities, this property is a true haven. From solar panels and eco-friendly heating to a cinema room and gym, this home is designed for modern living with comfort and style in mind. As well as excellent schools and public transport links to Cardiff and beyond. EPC: A.

**David
Baker & Co.**

Your local Estate Agent & Chartered Surveyor

£1,595,000

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Key Features

- **5 Spacious Bedrooms** – Generously sized rooms, with sea views from many of the bedrooms along with access directly out onto the garden.
- **Panoramic Cardiff Bay Views** – Enjoy uninterrupted views of the vibrant bay, the Welsh coastline, and the stunning cityscape of Cardiff from nearly every room.
- **Open-Plan Living** – The light-filled open-plan living area provides the perfect space for entertaining, with large windows framing the views and direct access to a private terrace.
- **Polished Concrete Floors Throughout** – Sleek and stylish polished concrete floors throughout the property offer a modern, minimalistic aesthetic and are complemented by the warmth and comfort of underfloor heating, providing a perfect balance of style and practicality.
- **Solar Panels & Battery Storage** – Environmentally conscious, the property is fitted with state-of-the-art solar panels and a battery storage system, allowing for energy efficiency and reduced utility costs while helping to minimize its carbon footprint. (EPC - A)
- **Eco-Friendly Heating System** – The home benefits from an energy-efficient eco-friendly heating system, providing comfort throughout the seasons while being kind to the environment.
- **Private Terraces and Garden** – The property boasts multiple outdoor spaces, including spacious terraces with views of the bay, as well as a landscaped garden that cascades down the cliffside.
- **Master Suite with Walk-In Wardrobe and En-Suite** – The luxurious master bedroom, features an expansive walk-in wardrobe, and a beautifully designed en-suite bathroom featuring twin sinks and a full rain shower.
- **Cinema Room** – Enjoy your own private cinema experience in the dedicated cinema room, designed for ultimate comfort and relaxation.
- **Gym** – A fully equipped gym, perfect for maintaining an active lifestyle within the comfort of your own home.
- **Elegant Interiors** – High vaulted ceilings and large windows create a sense of grandeur, the atmosphere is spacious, airy, and sophisticated, blending industrial charm with contemporary elegance for a bold, welcoming ambiance.
- **Modern Bathrooms** – Tastefully designed bathrooms with contemporary fixtures and fittings, including a family bathroom, en-suite to 3 of the bedrooms, and additional guest WC.
- **Secure Parking** – Private driveway with ample parking for multiple vehicles and a Tesla EV charging point.

Location

Penarth is known for its beautiful seafront, tranquil atmosphere, and excellent transport links to Cardiff, making it the perfect location for those seeking a peaceful yet connected lifestyle. The property's cliffside position ensures privacy while providing breathtaking views of the bay, creating a truly unique living experience.

Viewing

This is a rare opportunity to acquire a truly unique home with some of the best views in Penarth and Cardiff. To fully appreciate the beauty, luxury, and charm of this spectacular property, early viewing is highly recommended.

Accommodation

Ground Floor

Entrance Hall 10' 3" x 8' 11" (3.13m x 2.71m)

Living Space 14' 8" x 26' 3" (4.46m x 8m)

Kitchen 14' 8" x 13' 1" (4.46m x 4m)

Pantry 3' 5" x 13' 4" (1.04m x 4.06m)

Dining Space 13' 9" x 13' 2" (4.2m x 4.01m)

Walk-in Coat Cupboard 5' 3" x 9' 6" (1.61m x 2.9m)

WC 5' 3" x 3' 6" (1.61m x 1.06m)

Lower Ground Floor

Hall

Bedroom 1 17' 1" x 13' 4" *plus passageway (5.2m x 4.07m) plus passageway*

Dressing Room 10' 4" x 7' 2" (3.15m x 2.19m)

En-Suite 7' 11" x 7' 3" (2.42m x 2.22m)

Bedroom 2 13' 8" x 10' 5" (4.16m x 3.17m)

Dressing Room 8' 0" x 6' 6" (2.44m x 1.97m)

En-Suite 4' 7" x 6' 11" (1.39m x 2.1m)

Bedroom 3 13' 7" x 14' 2" (4.15m x 4.31m)

En-Suite 7' 7" x 2' 7" (2.3m x 0.8m)

Laundry 7' 0" x 17' 2" (2.13m x 5.24m)

Gym 11' 11" x 18' 7" (3.62m x 5.66m)

Cinema / Games Room 11' 11" x 17' 9" (3.62m x 5.41m)

Additional Information

Tenure

The property is held on a freehold basis (WA71081).

Council Tax Band

The Council Tax band for this property is H, which equates to a charge of £4,006.08 for the year 2024/25.

Approximate Gross Internal Area

2774 sq ft / 257.7 sq m.

Utilities

The property is connected to mains electricity, water and sewerage services.

Energy Performance Certificate

Floor Plan



Ground Floor



Lower Ground Floor

For illustrative purposes
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