





190 Court Road

Barry, Barry

Charming three bedroom semi-detached property with potential to extend & convert loft (STPP). Versatile layout, popular school catchment area, ample outdoor space, ideal for families or professionals.

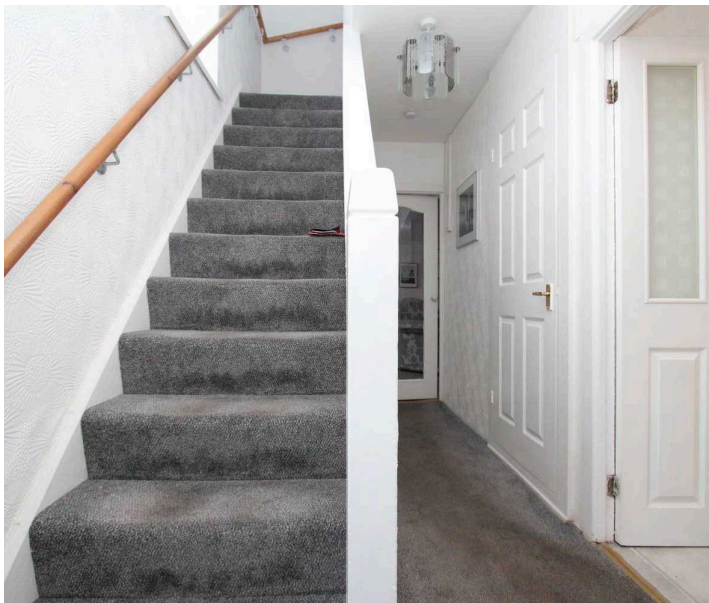
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- NO ONWARD CHAIN
- POTENTIAL TO CONVERT THE FRONT GARDEN INTO A LARGE DRIVEWAY WITH PARKING FOR MULTIPLE VEHICLES (STPP)
- POTENTIAL TO EXTEND AND CONVERT THE LOFT (STPP)
- THREE DOUBLE BEDROOMS
- MODERN UPSTAIRS SHOWER ROOM
- LARGE LOUNGE/DINER, SEPARATE KITCHEN PLUS ADDITIONAL RECEPTION
- GENEROUS REAR GARDEN
- CLOSE TO LOCAL AMENITIES AND EXCELLENT TRANSPORT LINKS
- POPULAR SCHOOL CATCHMENT
- EPC C72





Hallway

Entrance via a uPVC front door into the hallway. The hallway has a matwell, followed by carpet. Wallpapered walls and a smooth ceiling. A carpeted staircase leads to the first floor. Doors lead to the kitchen, storage cupboard and lounge/diner. Radiator.

Kitchen

11' 6" x 8' 11" (3.51m x 2.72m)

Tiled flooring and textured walls/ceiling. White eye and base level units with complementing marble effect worktops. There is a white sink inset with a stainless steel mixer tap overtop. Space and plumbing for a washing machine and space for a freestanding oven and fridge/freezer. A storage cupboard and a radiator. Two side aspect windows. A door leading through to the additional reception room.

Lounge/Diner

22' 10" x 13' 11" (6.96m x 4.24m)

Carpeted with wallpapered walls and a smooth ceiling. A large front aspect window, double opening doors leading out onto the patio and a radiator. There is also a feature fireplace with a brick surround. Width measurements narrow to 9ft11 in the dining room.

Additional Reception Room

10' 9" x 8' 0" (3.28m x 2.44m)

Carpeted with wallpapered walls and a smooth ceiling. A large rear aspect window, a radiator and a uPVC wood effect door leading out onto the patio.

Landing

A carpeted staircase leads to a carpeted landing. A large front aspect window allowing plenty of natural light. A radiator and access to the loft, which is partially boarded for storage.





Bedroom One

13' 11" x 11' 11" (4.24m x 3.63m)

Carpeted with wallpapered walls and a smooth ceiling. A large rear aspect window, a radiator and built in storage cupboards. Measurements have been taken into the recesses either side of the chimney breast.

Bedroom Two

11' 6" x 9' 4" (3.51m x 2.84m)

Carpeted with wallpapered walls and a smooth ceiling. A large rear aspect window, a radiator and built in storage cupboards

Bedroom Three

10' 6" x 8' 10" (3.20m x 2.69m)

Carpeted with wallpapered walls and a smooth ceiling. A large front aspect window, a radiator and built in storage cupboards. Measurements exclude the recesses either side of the chimney breast.

Shower Room

6' 0" x 5' 10" (1.83m x 1.78m)

Laminate wood effect flooring and fully tiled walls. A three piece white suite comprising a WC with a push button flush, a pedestal washbasin with a stainless steel mixer tap ovetop and a walk-in shower with a glass shower screen and a stainless steel thermostatic shower inset. A front aspect opaque window and a radiator.





FRONT GARDEN

A generous front garden (with potential to convert into a driveway with parking for several vehicles STPP). A path leads to the front door. The front garden is partially laid to lawn with areas of decorative stones and well established shrubbery. Side access to the right to the rear garden.

REAR GARDEN

A generous rear garden. Step out of the property onto a well appointed initial patio area. Follow the steps to a further patio area with ample space for outdoor seating, perfect for al-fresco dining. To the right is a further area of patio with a wooden shed. Further steps lead to the rear of the garden, with decorative stones, plenty of potted plants and some well established shrubbery. The garden is fully enclosed by a mixture of fencing, stone and brick walls.

ON STREET

On street parking, however there is potential to convert the generous front garden into a driveway with parking for multiple vehicles (STPP).

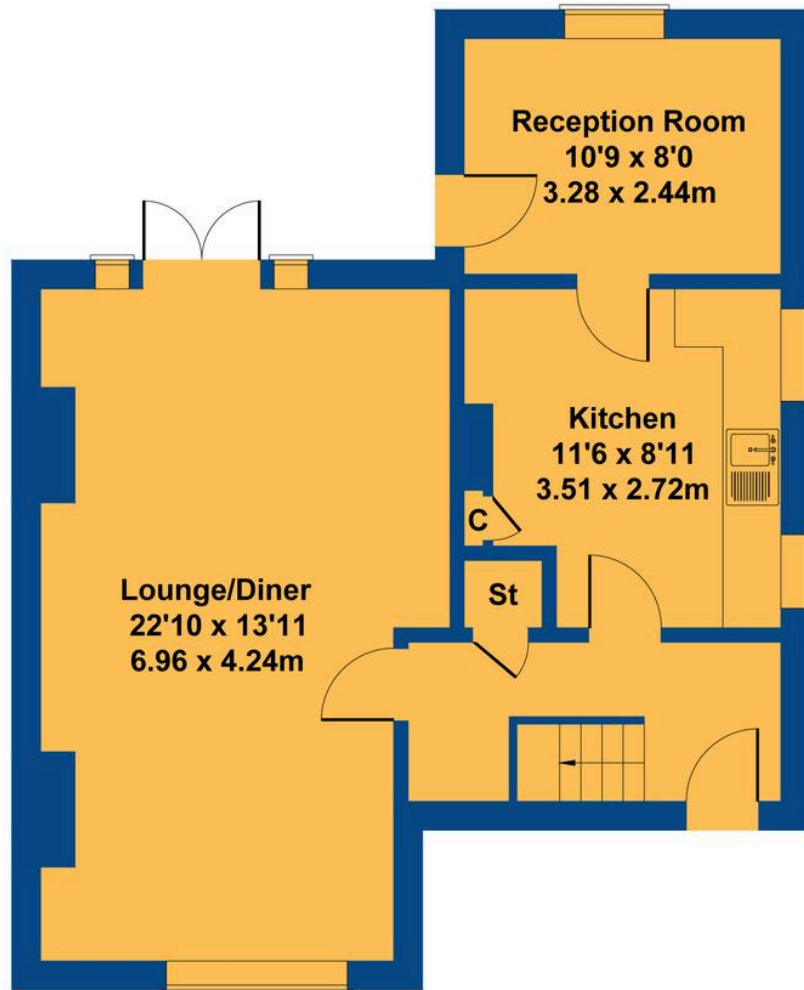




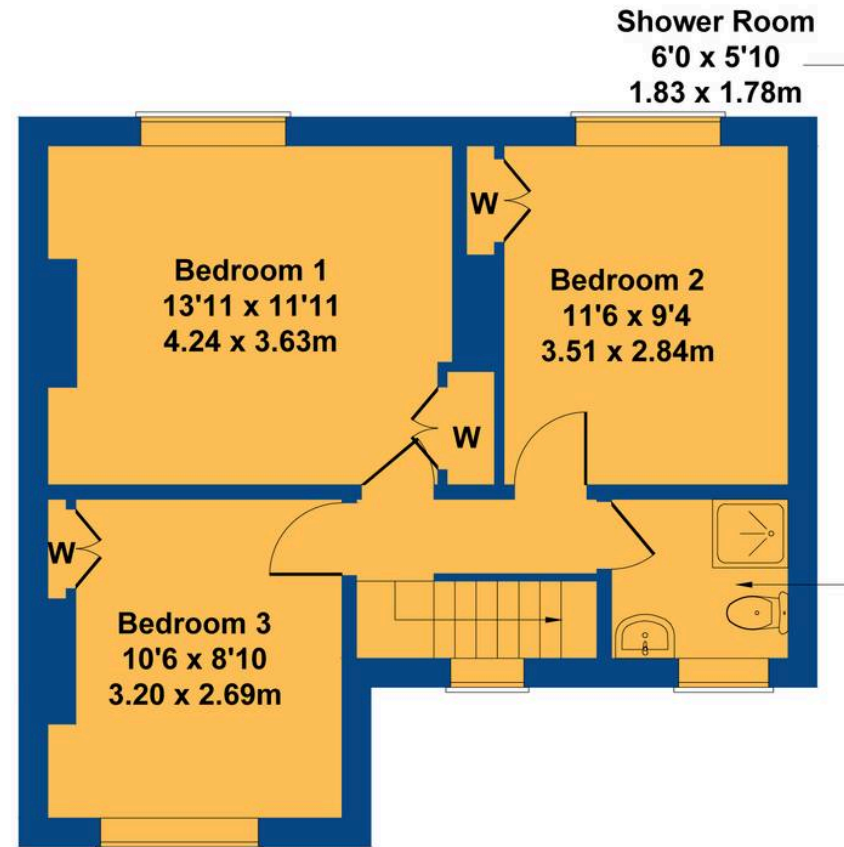


190 Court Road

Approximate Gross Internal Area
1087 sq ft - 101 sq m



GROUND FLOOR



FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.





Chris Davies Estate Agents

Chris Davies Estate Agents, 24 High Street - CF62 7EA

01446 700007

barry@chris-davies.co.uk

www.chris-davies.co.uk/

HELPFUL INFORMATION - whilst we try to ensure our sales particulars are complete, accurate and reliable, if there is any point which is particularly important, please ask and we will be happy to check it, including specific information in respect of commuting links, surroundings, noise, views, or condition. For security purposes, applicants who wish to view will need to provide their name, address and telephone number. All measurements are approximate to the widest and longest points. Buyers are advised to instruct a solicitor to obtain verification of tenure and a surveyor to check that appliances, installations and services are in satisfactory condition.