





32 Adenfield Way

Rhoose, Barry

Impressive 3-bed detached bungalow, boasting versatile accommodation and stylish Wren kitchen. Features conservatory, en-suite, garage, workshop, off-road parking, and private gardens perfect for al fresco dining. Ample room for relaxation and entertaining. A must-see for flexible living.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- ENVIABLY POSITIONED DETACHED BUNGALOW
- VERSATILE ACCOMMODATION
- 2/3 BEDROOMS; 2/3 RECEPTIONS; CONSERVATORY
- STYLISH WREN KITCHEN/BREAKFAST ROOM
- BATHROOM PLUS SEPARATE EN-SUITE
- MANAGEABLE GARDENS WITH LAWN AND PATIO
- DRIVE, GARAGE, UTILITY AND LARGE WORKSHOP
- EPC RATING C79





Entrance Hall

Accessed via uPVC door with stained glass opaque glazing and matching side panel. The hallway is carpeted and has a coved ceiling and radiator. handy double coat style storage cupboard. Panelled doors give access to the living room, beautiful Wren kitchen, bathroom, bedroom two and the dining room, which in turn leads to the conservatory and bedroom one with it's en suite. Loft hatch. The loft is partly boarded and a ladder is provided for easy of access.

Living Room / Bedroom Three

19' 6" x 12' 3" (5.94m x 3.73m)

A large carpeted reception room with front picture window. There is a coved ceiling and focal point of a period style fire place with marble back and hearth with coal effect gas fire inset. Radiator.

Kitchen

13' 0" x 10' 4" (3.96m x 3.15m)

A beautifully re-fitted 'Wren' kitchen which comprises a comprehensive range of matching eye level and base units in cream and these are complemented by natural wood style work tops which have a one and a half bowl stainless steel sink unit inset. Integrated dish washer and refrigerator and a free standing range with 5 ring gas burner and double electric oven (will remain). This has a glass canopied extractor hood over. Smooth coved ceiling with 10 recessed spot lights. There are front and side windows plus uPVC door with opaque glazing which leads to the wrap around gardens. Easy wipe laminate style flooring. Panelled door to handy pantry storage cupboard. Peninsula style breakfast bar section. Stylish ceramic tiled splash backs with mosaic infills.

Bathroom

9' 2" x 5' 10" (2.79m x 1.78m)

A white 'heritage' suite comprising close coupled WC, wash basin with vanity cupboard under, bath and





quadrant shape fully tiled shower cubicle. There is a ceramic tile flooring and complementing tiled walls, splash backs and sill. opaque side window. Radiator and coved ceiling.

Bedroom Two

13' 8" x 12' 2" (4.17m x 3.71m)

An excellent size carpeted double bedroom which has a triple width mirror fronted fitted wardrobe. Coved ceiling with eyeball spot lights, a Velux double glazed window and radiator.

Dining Room

12' 11" x 10' 6" (3.94m x 3.20m)

Carpeted reception room with feature arch leading through to the large conservatory and a panelled door which leads to the main bedroom suite. Coved ceiling and radiator.

Conservatory

12' 4" x 11' 11" (3.76m x 3.63m)

Very spacious, this carpeted area has uPVC windows and French doors leading to the gardens.

Polycarbonate roof and wall mounted electric heater.

Bedroom One

15' 10" x 8' 11" (4.83m x 2.72m)

A large carpeted double bedroom which has mirror fronted wardrobes along the width of one wall and these are excluded from the dimensions provided.

Radiator plus electric heater. Rear uPVC window and French doors also accessing the rear garden (patio area). Coved ceiling and a panelled door leads to the en suite.

En Suite

9' 0" x 4' 9" (2.74m x 1.45m)

This room comprises a white close coupled WC, wash basin with display space adjacent and vanity cupboard under, plus a fully tiled shower cubicle with mains powered shower inset. Coved ceiling with 6 recessed spot lights, radiator and opaque rear





window. Fully ceramic tiled floor, walls, splash backs and sill.

Workshop

13' 3" x 7' 5" (4.04m x 2.26m)

Block build and with power and lighting. Accessed via timber door and has a single glazed window. Great for general storage.

Garage

17' 7" x 8' 5" (5.36m x 2.57m)

Accessed from the front via an up and over door. The garage is block built and has power and lighting. There is open door access to a utility section at the rear.

Utility

8' 7" x 6' 1" (2.62m x 1.85m)

With further space for storage, wash machine, tumble dryer etc. A wooden door with double glazed panel leads to the rear garden.





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FRONT GARDEN

Mainly laid to lawn and with planted borders. Dwarf brick wall with pillars.

REAR GARDEN

Side and rear garden. Off the kitchen there is a recently laid porcelain patio which has a secure wooden gate leading to the front. This leads to a level lawn with further planted sections to the rear of the property where there is a second recently laid porcelain patio. The side and rear gardens are enclosed by wall with fencing over to ensure privacy. From the rear garden there is access to a stand alone detached work shop and the garage / utility. A wooden gate leads to a side area adjacent to the garage.

DRIVEWAY

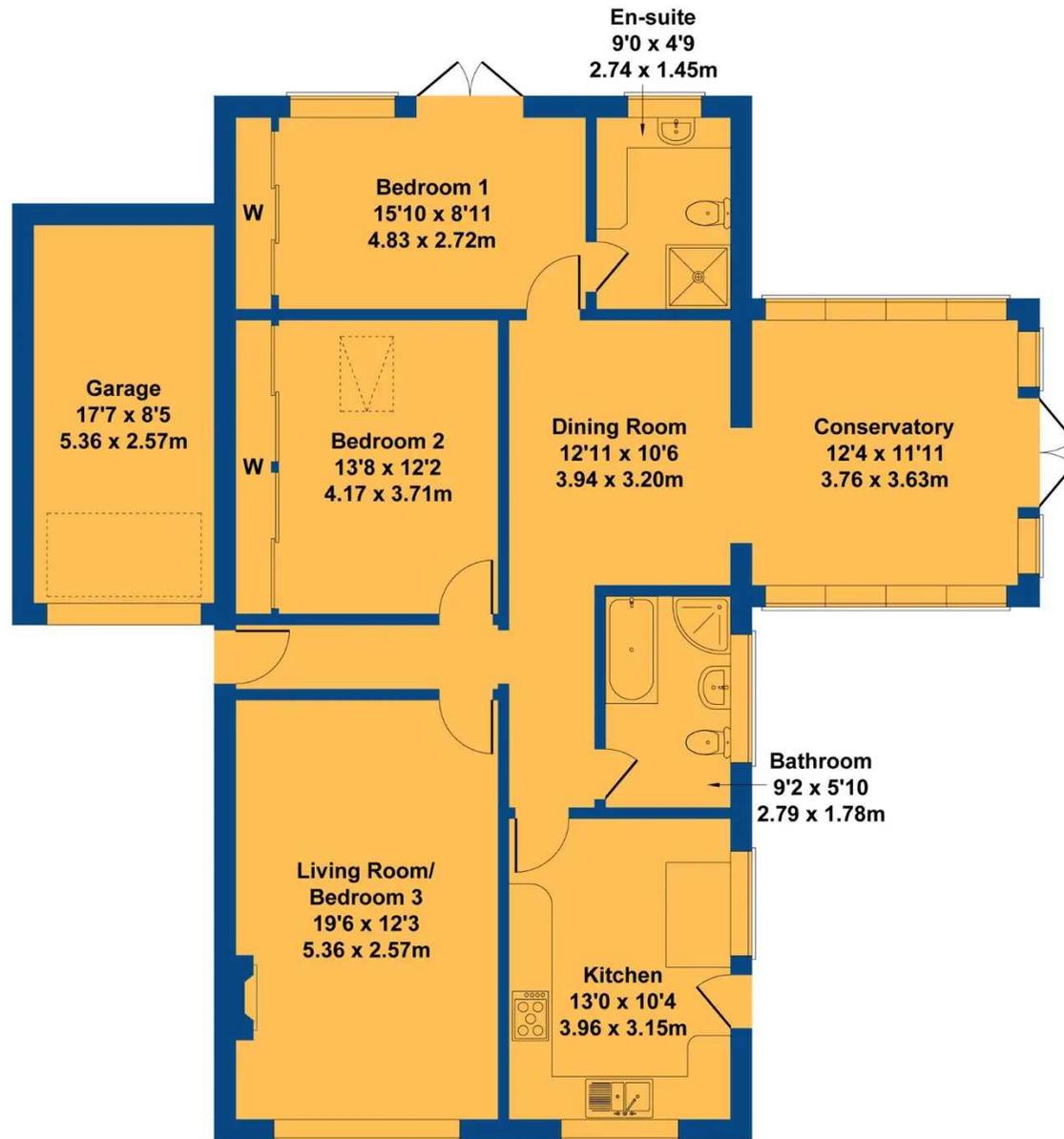
4 Parking Spaces

Block drive which provides off road parking for 4 vehicles and this leads to the side of the property and the garage.



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Approximate Gross Internal Area
1406 sq ft - 131 sq m



Not to Scale. Produced by The Plan Portal 2024
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