







## Viaduct View Porthkerry Road

Rhoose, Barry

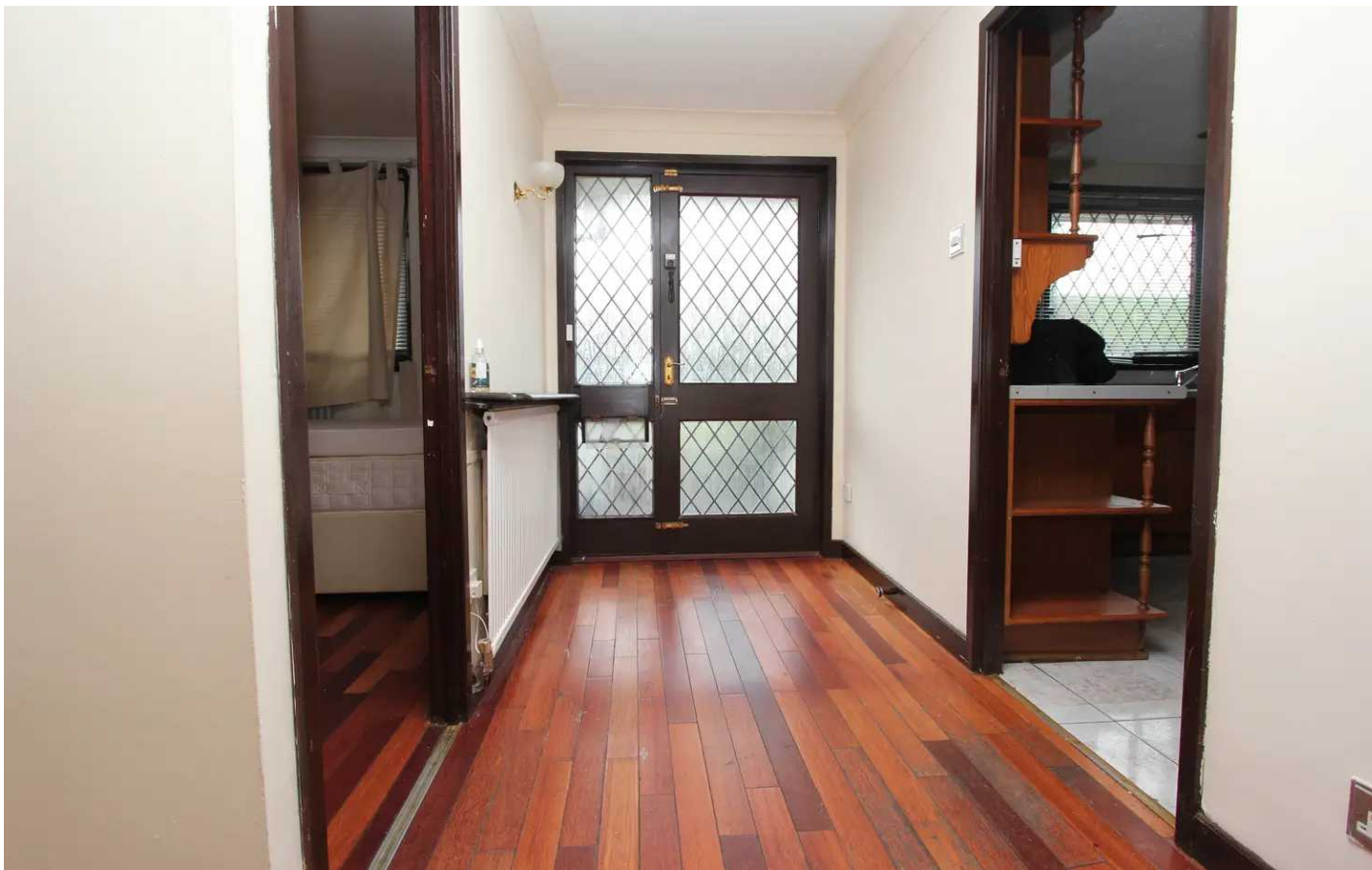
Rare detached bungalow with stunning views of the Vale and viaduct. Three bedrooms and two bathrooms. Bright and airy with gas central heating. Beautiful front and rear gardens. Off-street parking.

Council Tax band: F

- DETACHED BUNGALOW
- RARE TO THE MARKET
- THREE BEDROOMS
- BATHROOM AND SHOWER ROOM
- BEAUTIFUL FAR-REACHING VIEWS OF THE VALE AND VIADUCT
- UPVC DOUBLE GLAZED WINDOWS
- GAS CENTRAL HEATING
- GARAGE AND WORKSHOP
- TERRACE AND FRONT/REAR GARDENS







### **Hallway**

Entrance via a UPVC double glazed front door with a matching side panel. The front door has additional security in mind with added bolt locks and a safety chain. The hallway has smooth walls and smooth coved ceilings, wooden flooring and a radiator. There are doors leading to the kitchen, inner hallway (leading to bedrooms one and two), family bathroom, dining room/lounge and bedroom three.

### **Kitchen**

13' 11" x 8' 9" (4.24m x 2.67m)

Textured ceiling, tiled walls and flooring and a double glazed front aspect window. Wooden fitted kitchen with matching eye and base level units and laminate worktops. Stainless steel double sink inset with a mixer tap ovetop. Integrated eye level double oven/grill and an integrated electric hob. Space and plumbing for a dishwasher and a fridge/freezer. Built in storage cupboard with shelving. Door leading to the lobby.

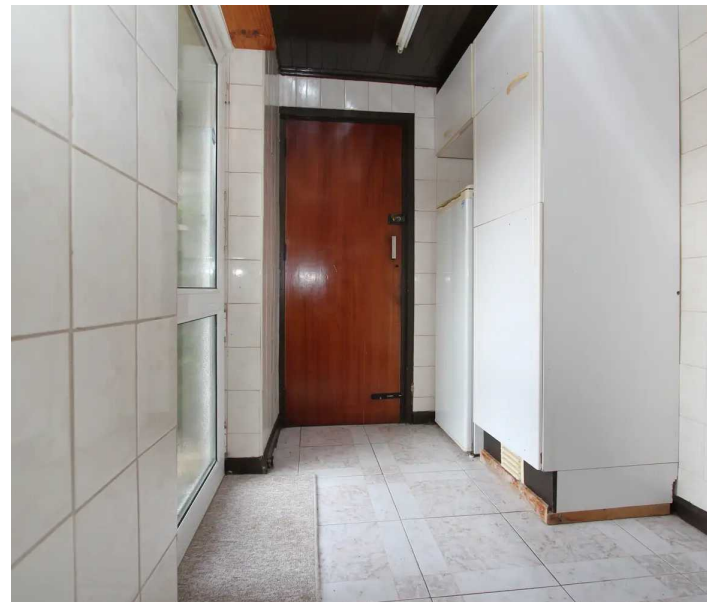
### **Lobby**

Wooden panelled ceiling, tiled walls and flooring and a radiator. UPVC double glazed front door with matching side panel. The front door has opaque glass, a safety chain and bolt locks for added security. Space for an additional fridge/freezer, built in wall storage units. Doors leading to the garage/workshop and to the shower room.

### **Shower Room**

5' 4" x 8' 0" (1.63m x 2.44m)

Wooden panelled ceiling, tiled walls and flooring and a radiator. UPVC double glazed rear aspect opaque window. Walk-in shower unit with a built in sound system, WC and a pedestal basin.







### **Workshop**

10' 6" x 12' 9" (3.20m x 3.89m)

Smooth walls and ceiling, concrete floor. Ample worktop space, plenty of plug sockets along the workbench. UPVC double glazed rear aspect window. Door leading to the garage.

### **Garage**

Up and over door accessed via the driveway. Door leading into the workshop. Electric lights and sockets.

### **Inner Hallway**

Wooden flooring, smooth walls and a smooth coved ceiling. Wall mounted electric heater. Doors leading to bedrooms one and two.

### **Bedroom One**

10' 5" x 14' 7" (3.18m x 4.45m)

Measurements include the depth of the five-door built in wardrobes. Papered walls, smooth coved ceilings and a radiator. Large UPVC double glazed rear aspect window with far-reaching Vale and viaduct views.

### **Bedroom Two**

10' 10" x 9' 4" (3.30m x 2.84m)

Papered walls, a smooth coved ceiling and a wall mounted radiator. UPVC double glazed stable style door leading out to the courtyard garden.

Measurements exclude the depth of the fitted mirrored three-door wardrobe.





### **Family Bathroom**

7' 9" x 6' 1" (2.36m x 1.85m)

Wooden panelled ceiling, fully tiled walls and vinyl flooring. A radiator, WC, pedestal basin and a freestanding bath with a rinser and mixer tap. UPVC double glazed opaque rear aspect window.

### **Dining Room**

10' 5" x 9' 8" (3.18m x 2.95m)

Wooden flooring, papered walls. a smooth coved ceiling and a radiator. Large UPVC double glazed rear aspect window offering beautiful far-reaching views of the Vale and the viaduct. Archway leading through to the lounge.

### **Lounge**

11' 5" x 19' 4" (3.48m x 5.89m)

Wooden flooring with smooth walls and a smooth coved ceiling. Feature fireplace with a stone surround and two radiators. UPVC double glazed sliding patio doors lead out to a terrace area with breathtaking far-reaching views of the Vale and the viaduct.

### **Bedroom Three**

10' 5" x 9' 4" (3.18m x 2.84m)

Measurements exclude the depth of the built in wardrobes. Wooden flooring, smooth walls and smooth coved ceiling. Large UPVC double glazed front aspect window and a radiator.







### **FRONT GARDEN**

Enclosed front garden, partially laid to lawn and partially decorative stones with established shrubbery. Block paved driveway with access to the garage. Block paved path leading firstly to a UPVC double glazed opaque door leading to the lobby and further along to a UPVC double glazed main front door. Side access to the rear garden to the far left and side access to the rear terrace area to the far right.

### **GARDEN**

Paved patio area with ample room for seating and storage. Side access to the driveway.

### **REAR GARDEN**

Paved patio area with ample space for seating. Breathtaking far-reaching views of the Vale and viaduct. Side access to the front garden.

### **DRIVEWAY**

1 Parking Space

Block paved driveway with space for one car.













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