



## Norris Close, Penarth

**£330,000**

- Council Tax Band - E
- No Chain
- Off Road Parking and Garage
- Close to Local Schools
- EPC Rating: D



 3  0  0

02920 703799

penarth@peteralan.co.uk



## Accommodation

### Living/ Kitchen Area

20' 3" x 15' 1" narrowing to 7' 9" ( 6.17m x 4.60m narrowing to 2.36m )

Enter into a spacious hallway with staircase to the left. This area can be used as living or dining space that follows through to the kitchen. Two windows to the front of the property. A modern fitted kitchen with built in appliances, gas hob, boiler and door to rear garden.

### Lounge

16' 7" x 9' 8" ( 5.05m x 2.95m )

A good sized living room with sliding patio door to the rear garden

### Bedroom 1

14' 4" x 9' 8" ( 4.37m x 2.95m )

A rear aspect double bedroom with free standing wardrobes and a window to the rear

### Bedroom 2

15' 1" x 8' 2" ( 4.60m x 2.49m )

A good sized double bedroom with window to the rear

### Bedroom 3

## Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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