Bridge Road, ##Invalid

£425,000

- EPC D, COUNCIL TAX BAND F, THREE BEDROOMS
- 25 FT SITTING ROOM, 14 FT LOUNGE, 16 FT CONSERVATORY
- STUDY/HOME OFFICE, QUALITY FITTED KITCHEN
- PVC DOUBLE GLAZING, GAS HEATING
- DELIGHTFUL GOOD SIZED PRIVATE REAR GARDENS

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peter alan

02920 792888

rumney@peteralan.co.uk

About the property

A large extended three bedroom semi-detached three bedroom house, built circa 1930's, and occupying a fine elevated position fronting Bridge Road in Old St Mellons, a cul de sac country road, away from busy passing traffic. With impressive outlooks across the surrounding area, this deceptive; spacious home provides generous well designed and versatile living space, with the benefits of a private entrance drive, a large attached garage (18'2 x 9'6), and a long private country garden with lawns, sun terraces, a summer house, adjacent to the fir trees are four mature apple and pear trees. Available with immediate possession, the property benefits modern gas heating with panel radiators and a wall mounted Worcester gas combi heating boiling, replacement PVC double glazing, a quality fitted kitchen with stylish integrated appliances, and a modern ground floor family bathroom with both panel bath and separate shower. The super sized living space also comprises a PVC double glazed conservatory (15'10 x 8'1), a front lounge (14'0 x 11'0), a large sitting room (25'9 x 12'3 max), and a useful snug/study/home office. The first floor comprises three bedrooms with one benefiting an ensuite cloak room with wash hand basin and wc. A very spacious family home with no chain!

Accommodation

Location

Within a short driving distance is both an exit onto the A 48, enabling fast travel to Cardiff City Centre, Newport and Bristol, whilst also within easy reach is Rumney Village centre. Within a short driving distance is an exit onto the A 48 Eastern Avenue, allowing fast travel to East and West Cardiff, the M4, Newport and Bristol. Old St Mellons is surrounded by picturesque country side, providing fine walks and impressive equestrian pursuits, whilst close at hand are some of the most popular Golf courses in the area. Located just a short walk to Old St Mellons Village with its four character pubs, a Petrol Station, a farmers market, Blooms garden centre, a Pharmacy.
Both St Johns College and St Mellons Church in Wales Primary School are a short walk from the house.

Entrance Porch

Open fronted and under cover with tiled steps leading to.....

Entrance Hall

Approached via an aluminum obscure glass front entrance door with matching side screen window, hallway with wide carpeted spindle balustrade staircase leading to the first floor landing, useful under stair cloaks hanging cupboard, radiator. Further large full width storage/cloaks hanging cupboard measuring 7' 5" width x 1' 9" depth.

Front Conservatory

15' 10" x 8' 1" (4.83m x 2.46m)
Approached via French doors from the front lounge and also independently from the entrance hall via an aluminum double glazed door leading to a large front conservatory constructed with a cavity brick plinth outer wall surmounted with white PVC double glazed windows all beneath a gentle pitched clear glass roof. Tiled flooring, useful wash hand basin with cold tap, further PVC French door opening on to the front garden path.

Front Lounge

14' x 11' (4.27m x 3.35m)
Inset with a stone faced fireplace with a living flame coal effect gas fire, two alcoves, wood mantel, coved ceiling, double radiator.

Kitchen

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Floorplan

Important Information

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