



Ffordd Y Dociau, £280,000

- 3 - 4 DOUBLE BEDROOMS
- CLOAKROOM, FAMILY BATHROOM & EN SUITE
- PHASE 2 - 2 PARKIG SPACES
- 2 RECEPTION ROOMS
- Council Tax Band - E
- EPC Rating: B



 4  2  2



About the property

Close to local amenities; The Goodsheds development, Barry Island, parks, shops, supermarkets, popular school catchment, train station, bus routes, easy access to link roads leading to M4 corridor. *Water Front Location* Call 01446 733224*

Accommodation

Ground Floor Living Room

13' 7" max x 13' 2" max (4.14m max x 4.01m max)

Composite front entrance door, power points, radiator, vinyl flooring, feature fireplace, stairs leading to first floor.

Cloakroom

Comprising W.C. and wash hand basin, radiator, tiled areas.

Kitchen/ Diner

13' x 12' 9" (3.96m x 3.89m)

Matching wall and base units with complimentary worktops over, gas hob and oven, sink with mixer tap and drainer, space for utilities, power points, radiator, French doors opening on to rear garden.

First Floor Landing

Carpeted flooring, power points, stairs leading to second floor.



Living Room/ Bedroom Four

13' x 10' 10" (3.96m x 3.30m)

TV point, power points, radiator, carpeted flooring, window to front.

Bedroom One

10' 3" max x 9' 6" (3.12m max x 2.90m)

Carpeted flooring, power points, radiator, window to rear.

Ensuite Shower Room W.C., wash hand basin, shower cubicle, splash back tiled areas, vinyl flooring, radiator, extractor fan.

Second Floor Landing Carpeted flooring, power points, loft hatch, storage cupboard.

Bedroom Two 13' x 9' 3" (3.96m x 2.82m)

Carpeted flooring, power points, radiator, two windows to rear.

Bedroom Three

13' x 9' 7" (3.96m x 2.92m)

Carpeted flooring, power points, radiator, two windows to front.

Family Bathroom

W.C., wash hand basin, bath, splash back tiled areas, vinyl flooring and radiator.

Outside

To The front

Two parking spaces, side access to the rear.

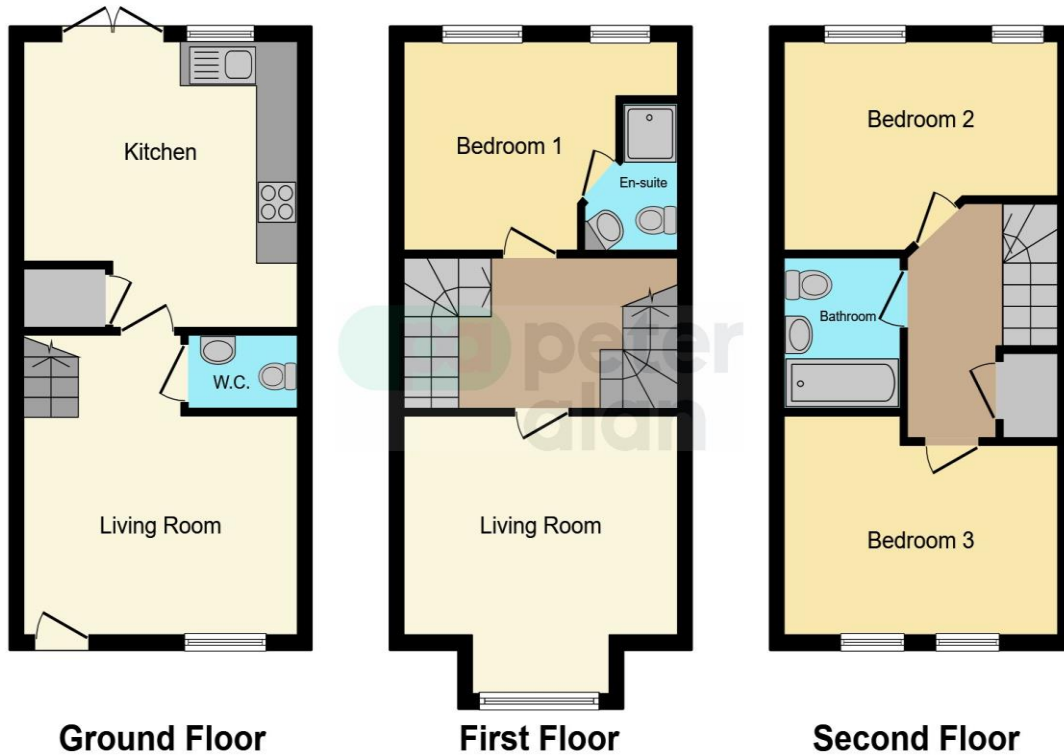
To The Rear

Patio area, artificial grass laid, decking to the rear, enclosed with fencing, gate to side allowing side access, outside water tap, garden shed to remain.

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Floorplan



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