



Ffordd Y Dociau, £165,000

- UPGRADES THROUGHOUT
- DIRECT WATER VIEWS
- 2 DOUBLE BEDROOMS
- Council Tax Band - C
- EN SUITE & FAMILY BATHROOM
- EPC Rating: B



 2  2  1



About the property

DIRECT WATER VIEWS - 2 DOUBLE BEDROOMS - UPGRADES THROUGHOUT. Close proximity to; The Goodsheds development, Barry Island, parks, shops, supermarkets, popular school catchment, train station, bus routes, easy access to link roads leading to M4 corridor.

Accommodation

Communal Entrance

Enter via communal door, telecom security entrance, fitted carpet, stairs to upper floors;-

Inner Hallway

Fitted karndean flooring, power points, radiator, fitted storage cupboard, doors leading into Living/ Kitchen room, Bedrooms and Family Bathroom;-

Living/ Kitchen

18' 3" max x 10' 6" max (5.56m max x 3.20m max)

Continuation of fitted karndean flooring, T.V point, power points, radiator, windows to front and side with *DIRECT WATER VIEWS*. Open plan to Kitchen. Matching wall and base units with complimentary work tops, fitted breakfast bar, integral fridge freezer and dishwasher, space for washer/dryer machine, electric hob and oven, over head cooker hood, splash back stainless steel panel.



Bedroom One

9' 8" x 8' 10" (2.95m x 2.69m)

Fitted carpet, power points, radiator, window to WATER VIEW ASPECT, door to En Suite;-

En Suite

W.C., wash hand basin, shower cubicle, tiled walls, fitted kardean flooring, radiator, extractor fan.

Bedroom Two

9' 4" x 8' (2.84m x 2.44m)

Fitted carpet, power points, radiator, window to WATER VIEW ASPECT.

Family Bathroom

W.C., wash hand basin, bath with upgraded overhead shower, tiled walls, radiator, fitted kardean flooring, extractor fan.

Outside

ALLOCATED PARKING. DIRECT WATER VIEWS.

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Floorplan



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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