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Romilly Park Road, Barry
£560,000

 peter
alan

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About the property

Overlooking a stunning park awarded the coveted National Green Flag Award with it's tennis courts, a bowling green, extensive open areas, flower beds and woodland. Romilly Park is situated in the west end of the charming seaside town of Barry. Just a stones throw away from the Knap gardens with its boating lake, cafés, restaurants and a wide pebble beach overlooking Porthkerry Bay. The extensive sandy beaches at Barry Island, Jackson's Bay and the Old Harbour are only a mile away along the Wales Coastal Path. The location is ideally situated for modern, cosmopolitan families. Cardiff City Centre is only 8 miles away, easily accessible by car or the local railway station. Cardiff International Airport is just 10 minutes away by car and there are very good road links to the M4. Accommodation comprises of Lounge/dining room. Study. Fitted kitchen. Utility room. Three bedrooms and family bathroom to the first floor. Master bedroom with ensuite to second floor. Garage. Attractive gardens.

Accommodation

Entrance Hall

UPVC door, power points, radiator, wood flooring, stairs to first floor.

Living/ Dining Room

27' max x 12' 2" max (8.23m max x 3.71m max)

TV point, power points, radiator, glazed to front and rear.

Study/ Reception Room

16' 8" max x 12' 8" (5.08m max x 3.86m)

Wood flooring, power points, radiator, glazed to front and rear.

Kitchen

15' max x 12' 4" (4.57m max x 3.76m)
Beautifully fitted kitchen with ample base and wall units having complimenting work surfaces over. Island and breakfast bar. Oven & hob. Stainless steel sink and drainer.

Utility Room

Space for white goods, wall mounted boiler, power points, inset sink, drainer and mixer tap, glazed to rear.

Lean To

Leading to front and rear access.

Landing

Carpet, powerpoints, glazed window to side. stairs to 1st floor.

Bedroom 2





14' 4" max x 9' 10" (4.37m max x 3.00m)
Fitted wardrobes, carpet, power points, radiator, bay to front.

Bedroom 3

12' 4" max x 10' 1" plus wardorbes (3.76m max x 3.07m plus wardorbes)
Fitted carpets, fitted wardrobes, power points, radiator, window to rear.

Bedroom 4

9' 3" max x 7' 9" (2.82m max x 2.36m)
Carpet, power points, radiator, gllazed window to front.

Bathroom

W.C, wash hand basin, bath with over head shower, splash back tiles, radiator, glazed window to rear.

Bedroom 1

14' 10" max x 14' 4" max (4.52m max x 4.37m max)
Skylights, carpet, power points, radiator, store in eaves, exposed beams.

En Suite



W.C, wash hand basin, shower, tiled walls, velux, vinyl flooring.

Garage

26' 8" max x 15' 5" max (8.13m max x 4.70m max)
Larger than average garage with pit. Power points, lighting, door from garden, roll-up- door to "The grove"

To The Front

Complimentary shrubs, driveway, side access to rear. .

To The Rear

Larger than average, patio areas, laid to lawn, flower beds, outside tap, elevated views, outside lighting, pond.

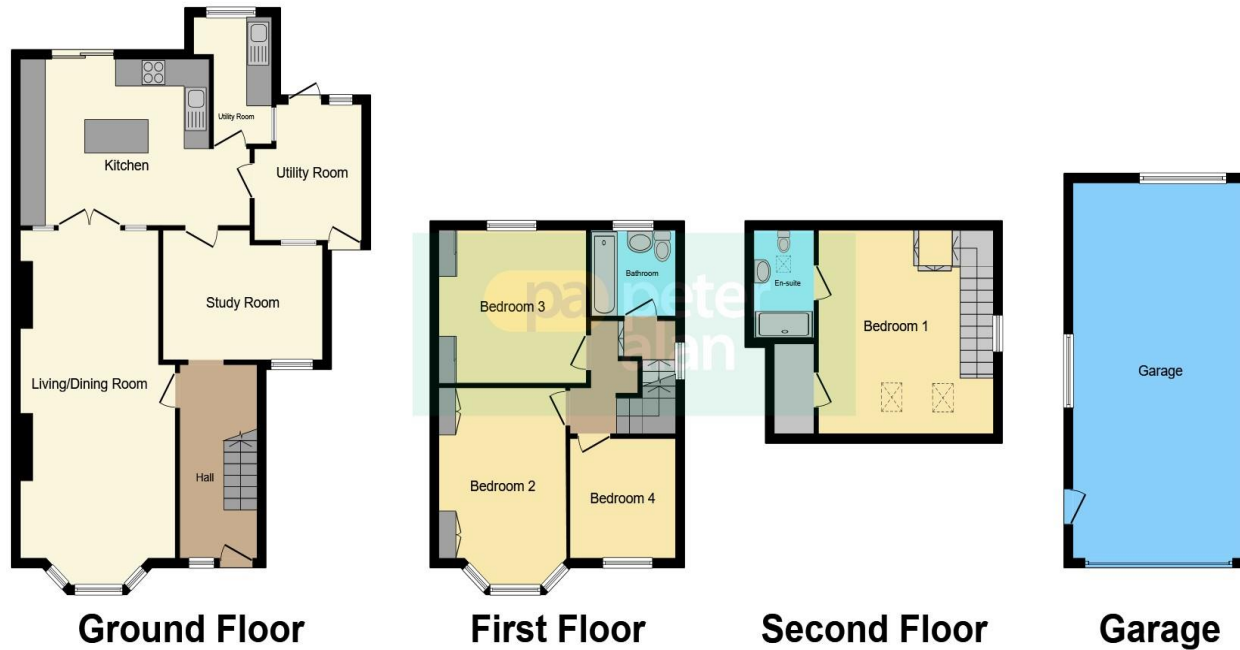






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