



Cemaes Road, offers in excess of £400,000

- Extended Family Home
- Sought After Location
- Balcony
- Garden Room
- Open Plan Lounge/Dining Space
- EPC Rating: C



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About the property

Presented for sale is this distinguished detached residence in a highly sought-after location, providing close proximity to nearby schools and local amenities. This well-maintained property is offered in good condition and delivers a blend of spacious living and versatile accommodation, perfect for contemporary family life.

On the ground floor, a welcoming open-plan reception room becomes the heart of the home. Flooded with natural light from large windows, this inviting space boasts a dedicated dining area and direct access to the garden, making it ideal for both everyday living and entertaining. The modern kitchen is well-appointed and benefits from an adjoining utility room, offering practical solutions for busy family routines.

The home features four bedrooms, including a generous master bedroom with its own en-suite, two additional double bedrooms, and a single bedroom—suitable for use as a study or a nursery.

A key highlight of this property is the expansive garden, which features a charming garden room, perfect for relaxing or as a home office. The property has a private balcony, allowing you to enjoy outdoor space with elevated views. Ample parking is provided, in addition to a single garage for vehicle storage or further utility space. The property also features a workshop to the left of the property.



Accommodation

Entrance Hallway

Living/Dining Room

25' 6" Max x 12' 1" Max (7.77m Max x 3.68m Max)

Kitchen

12' 1" Max x 10' 3" Max (3.68m Max x 3.12m Max)

Utility

8' 9" x 6' 6" Min To Cupboard (2.67m x 1.98m Min To Cupboard)

Downstairs W/C

Bedroom 1

25' Max x 8' 8" Max (7.62m Max x 2.64m Max)

En-Suite

Balcony

Bedroom 2

12' 1" x 11' 5" (3.68m x 3.48m)

Bedroom 3

13' 7" Max x 11' 4" Max (4.14m Max x 3.45m Max)

Bedroom 4

10' 8" Max x 9' 8" Max (3.25m Max x 2.95m Max)

Garage

Garden

Garden Workshop

17' 2" x 8' 8" (5.23m x 2.64m)

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Floorplan



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