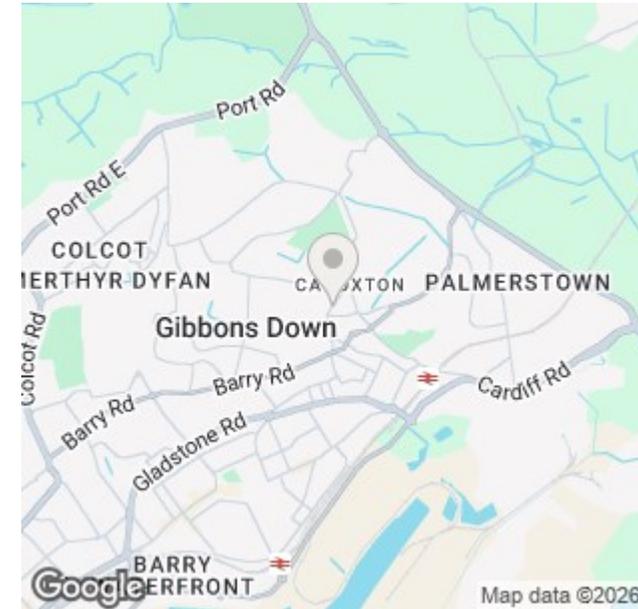


The Overview

Property Name:
Robins Lane, Barry

Price:
£240,000

Qualifier:
Asking Price



The Bullet Points

- Three Bedrooms
- Open Plan Living/Dining Area
- Utility Area
- Neutral Décor Throughout
- Tiered Rear Garden
- Modern Terraced Home
- Spacious Kitchen
- Downstairs W/C
- Family Bathroom
- Rear Access



The Main Text

No Onward Chain

This modern three-bedroom terraced home at Robins Lane, Barry CF63 1QS, offers stylish, well-proportioned living accommodation, ideal for first-time buyers or families.

Upon entering the property, you are welcomed into a bright entrance hall that leads to a spacious open-plan living and dining room. This inviting space is finished with light wood-effect flooring and contemporary light-grey walls throughout, creating a fresh, modern feel. There is ample comfortable seating, a designated dining area ideal for entertaining, and a useful storage cupboard.

The kitchen is generously sized and beautifully presented, featuring high-gloss grey cupboards, white splashback tiles, and attractive white-and-grey marble-effect floor tiles, offering both style and practicality. To the rear of the property, a convenient utility area provides additional space and gives access to the rear garden, as well as a downstairs W/C.

Upstairs, the property offers three spacious bedrooms, all finished with matching neutral carpets and light grey walls, creating a cohesive, calming aesthetic throughout. The family bathroom is fitted with a bath and overhead shower, a white toilet, and a sink, complemented by modern grey-and-white marble-effect tiling.

Externally, the rear garden is thoughtfully arranged over two tiers. The lower level features a patio area, perfect for outdoor seating and relaxation, while the upper level offers a lawn and an additional patio, providing further versatility for outdoor living. The garden also benefits from rear access.

Local Area

Situated in a popular residential area of Barry, Robins Lane offers a convenient setting with a range of local amenities close by, including shops, supermarkets, cafés, and leisure facilities. The area provides easy access to nearby green spaces

and coastal walks, perfect for enjoying the outdoors, while Barry town centre offers a wider selection of retail and dining options. With a friendly community feel and a mix of modern conveniences and scenic surroundings, this location is ideal for a variety of buyers.

Education

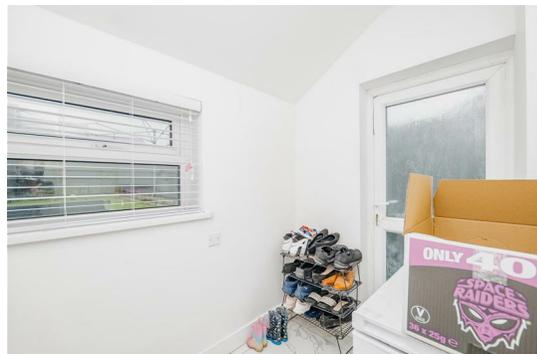
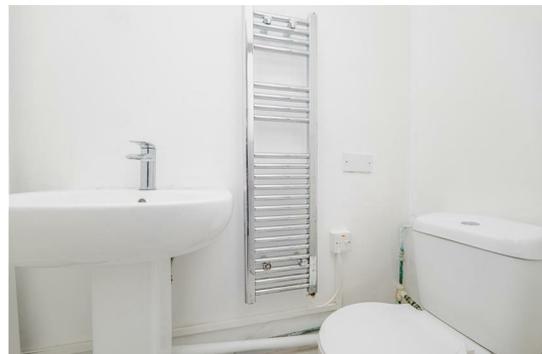
The area benefits from a good selection of well-regarded educational facilities, catering to a range of age groups from early years through to secondary level. There are several options within proximity, offering strong reputations for both academic achievement and supportive learning environments. Families are well served by the variety available, with opportunities for further education also accessible within the wider area.

Transport Links

The area offers convenient transport links, making it ideal for commuters and those looking to travel locally or further afield. There is easy access to main road networks, providing straightforward routes to surrounding towns and cities, while regular public transport services operate nearby. The location also allows for simple connections to coastal routes and key commercial areas, ensuring day-to-day travel is both practical and efficient.

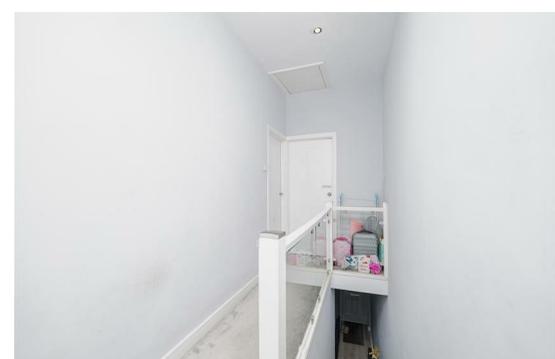
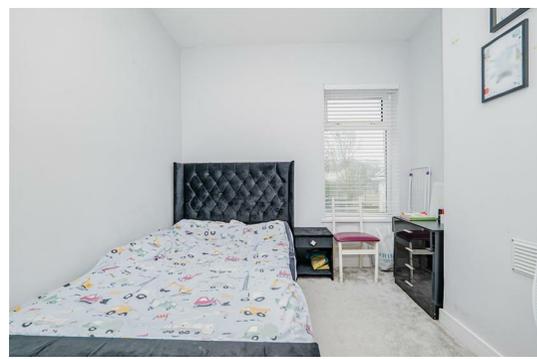
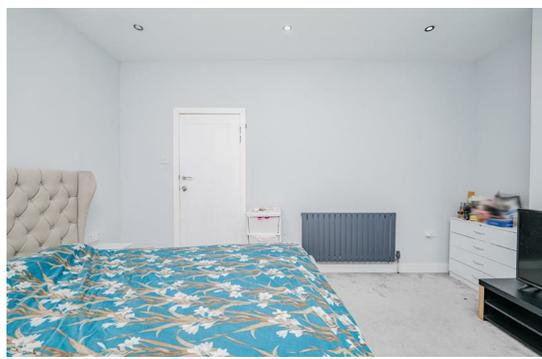
The Photographs

We have allowed space for up to 48 photographs across the next four pages. If fewer images are required, not all spaces will be used.



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The Floorplan



Total floor area: 91.0 sq.m. (980 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D		
(39-54) E	52	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

