

10 Dunraven Street

Barry, Barry

No chain mid-terrace in Barry's West End. Three bedrooms, three receptions, low maintenance garden, double glazing, gas central heating. EPC D61.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- BAY FRONTED TRADITIONAL MID-TERRACE
- NO ONWARD CHAIN
- SOLD AS SEEN
- SOUGHT AFTER WEST END LOCATION
- THREE BEDROOMS
- THREE RECEPTIONS
- FIRST FLOOR FAMILY BATHROOM
- FULLY ENCLOSED, LOW MAINTENANCE REAR GARDEN
- EPC D61





Hallway

Entrance into the property via a uPVC front door with opaque glazing into an entrance hallway. The hallway has tiled flooring, smooth walls and a smooth ceiling. There is a cupboard housing the meters, a radiator, a front-aspect stained glass window, a carpeted staircase giving access to the first floor with a storage cupboard beneath and doors giving access to the lounge, reception room and kitchen.

Lounge

12' 10" x 10' 11" (3.91m x 3.34m)

The lounge has wood effect flooring, smooth walls and a smooth ceiling. There is a front-aspect bay window and a radiator. Measurements have been taken into the bay and into the recesses either side of the chimney breast.

Reception Room

14' 4" x 9' 9" (4.38m x 2.97m)

The reception has wood effect flooring, smooth walls and a textured coved ceiling. There is a feature electric fireplace with a wooden mantel, a radiator and double-opening French doors leading out into the conservatory.

Kitchen

8' 10" x 6' 6" (2.70m x 1.98m)

The kitchen has tiled flooring, smooth walls and a smooth ceiling with spotlights. The kitchen comprises a good range of matching eye and base level units in a cream high-gloss finish with complementing black worktops. There is a stainless steel sink inset with a stainless steel mixer tap ovetop and a tiled splash back. Integrated appliances include an eye-level double oven, a four-ring electric hob, an extractor hood, an under-counter fridge and an under-counter freezer. Open to the conservatory.





Conservatory

14' 8" x 12' 2" (4.48m x 3.71m)

The conservatory is tiled with smooth walls and a polycarbonate roof. Double-opening French doors give access to the rear garden.

Landing

A carpeted staircase leads up to a carpeted landing. The landing has smooth walls and a smooth ceiling. There is a wooden balustrade, loft access and doors giving access to three bedrooms and a family bathroom.

Bedroom One

13' 5" x 10' 1" (4.08m x 3.08m)

Bedroom one has wood effect flooring, smooth walls and a smooth coved ceiling. There is a front-aspect bay window and a radiator, plus ample built-in storage. Measurements have been taken into the bay and into the recesses either side of the chimney breast.

Bedroom Two

12' 5" x 10' 5" (3.78m x 3.17m)

Bedroom two has wood effect flooring, papered walls and a smooth coved ceiling. There is a rear-aspect window, a radiator and a storage cupboard housing the combi boiler.

Bedroom Three

8' 3" x 5' 11" (2.52m x 1.80m)

Bedroom three has wood effect flooring, papered walls and a smooth ceiling. There is a front-aspect window and a radiator.

Bathroom

5' 10" x 5' 10" (1.79m x 1.78m)

The bathroom has tiled flooring, full-height wall tiling and a waterproof panelled ceiling with spotlights. The bathroom comprises a three piece white suite including a WC, a vanity wash basin with a stainless





steel mixer tap ovetop and a bath with a thermostatic stainless steel shower inset and a glass shower screen. An opaque rear-aspect window and a chrome towel rail.

Garden

Step out of the French doors from the conservatory onto an initial area of decking. A path leads to an access gate at the bottom of the garden which provides access to the rear lane. There is also an area of artificial lawn and a flowerbed topped with slate chippings. The garden is fully enclosed by a mixture of brick walls and timber fencing.


ON STREET


1 Parking Space







Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
		61	82
England, Scotland & Wales		EU Directive 2002/91/EC 	

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not environmentally friendly - higher CO₂ emissions</i>			
		54	78
England, Scotland & Wales		EU Directive 2002/91/EC 	



Approximate total area⁽¹⁾

51.1 m²
550 ft²

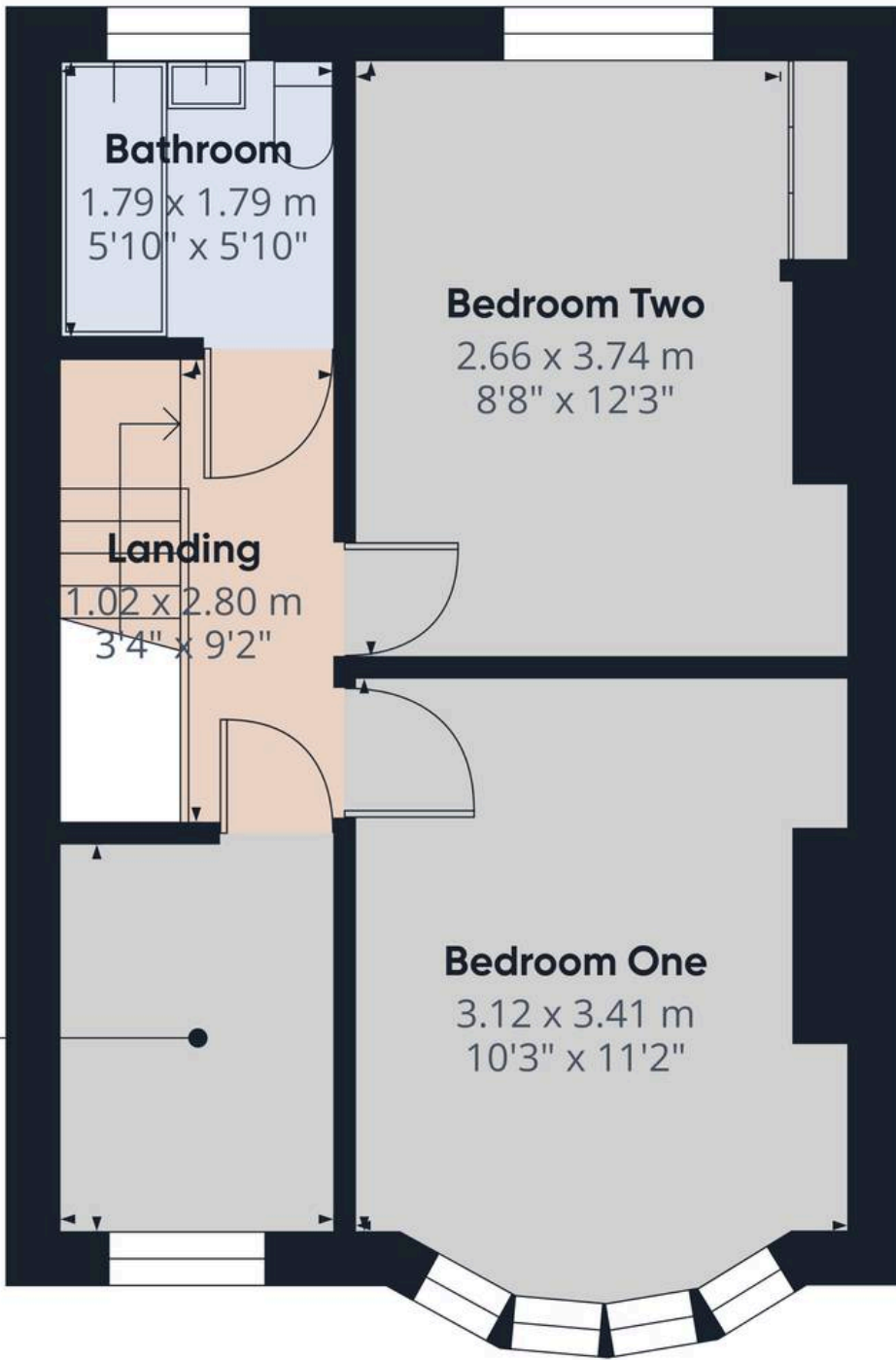
(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Ground Floor



Approximate total area⁽¹⁾

33 m²
354 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



First Floor



Chris Davies Estate Agents

Chris Davies Estate Agents, 24 High Street - CF62 7EA

01446 700007

barry@chris-davies.co.uk

www.chris-davies.co.uk/

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