

11A Westbourne Road

4 Andrews Buildings  
Stanwell Road  
Penarth CF64 2AA

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**Sales and general enquiries:** [info@shepherdsharpe.com](mailto:info@shepherdsharpe.com)  
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**Monday – Friday**  
9am – 5.30pm  
**Saturday**  
9am – 5pm

SHEPHERD SHARPE

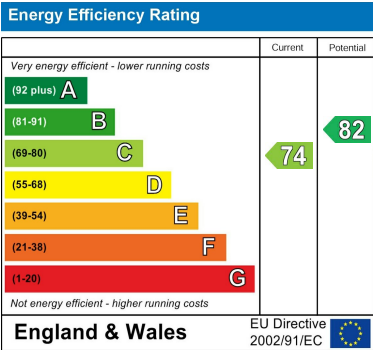


# 11A Westbourne Road

Penarth CF64 3HA

£1,300

A large two bedroom first flat in a converted Victorian property, just a short walk from Penarth town centre, the railway station and all local services and amenities. The property offers spacious and versatile living space. Comprises a central hallway with two storage cupboards kitchen, separate living room, two spacious double bedrooms and bathroom. Shared communal garden with the top floor apartment. Gas central heating, uPVC double glazing. Unfurnished. Available immediately.





Entrance hallway  
Stairs to first and second floor flats

Hallway  
Doors to all accommodation. Carpet, two large storage cupboards.

Kitchen  
13'5" x 14'4" (4.09 x 4.37)  
Large kitchen with space for dining table and chairs. White gloss units with contrasting worktops, gas hob with cooker hood, oven, stainless steel sink and drainer. Free standing dishwasher and fridge freezer. Window to rear and radiator.

Living Room  
14'3" x 17'3" (4.35 x 5.26)  
Spacious living room, large bay windows to front, radiator and carpet.

Bedroom 1  
11'7" x 13'7" (3.54 x 4.16)  
Double bedroom, large window to front, carpet and radiator.

Bathroom  
6'1" x 6'6" (1.87 x 2.00)  
Part tiled bathroom, bath with overhead mixer shower, w/c. wash hand basin and towel radiator.

Bedroom 2  
14'10" x 10'9" (4.53 x 3.30)  
Large double bedroom with walk in wardrobe, window to side, carpet.

Rear Garden  
Spacious lawned garden.

Postcode  
CF64 3HA

Council Tax  
Band E £2,763.66 (26/27)

Security Deposit  
£1,300

Holding Deposit  
A holding fee of one weeks' rent will be payable to secure the dwelling. This will be deducted from the final balance payable upon moving into the dwelling, subject to a successful application. Shepherd Sharpe reserves the right to retain this payment should the applicant have provided false or misleading information at the time of applying for the dwelling or failed to take reasonable steps to enter into the Standard Occupation Contract.

