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CARDIFF

VALE

CAERPHILLY

BRISTOL



*Coldbrook Road East*

EAST END



*We especially like this property for its generous plot and the privacy it provides. The spacious rear garden is a standout feature, offering a peaceful, secluded outdoor space. Inside, the bungalow benefits from well-proportioned rooms and the ease of single-level living. With a driveway, garage and excellent potential to update or personalise, it represents a fantastic opportunity in a sought-after area of Barry.*

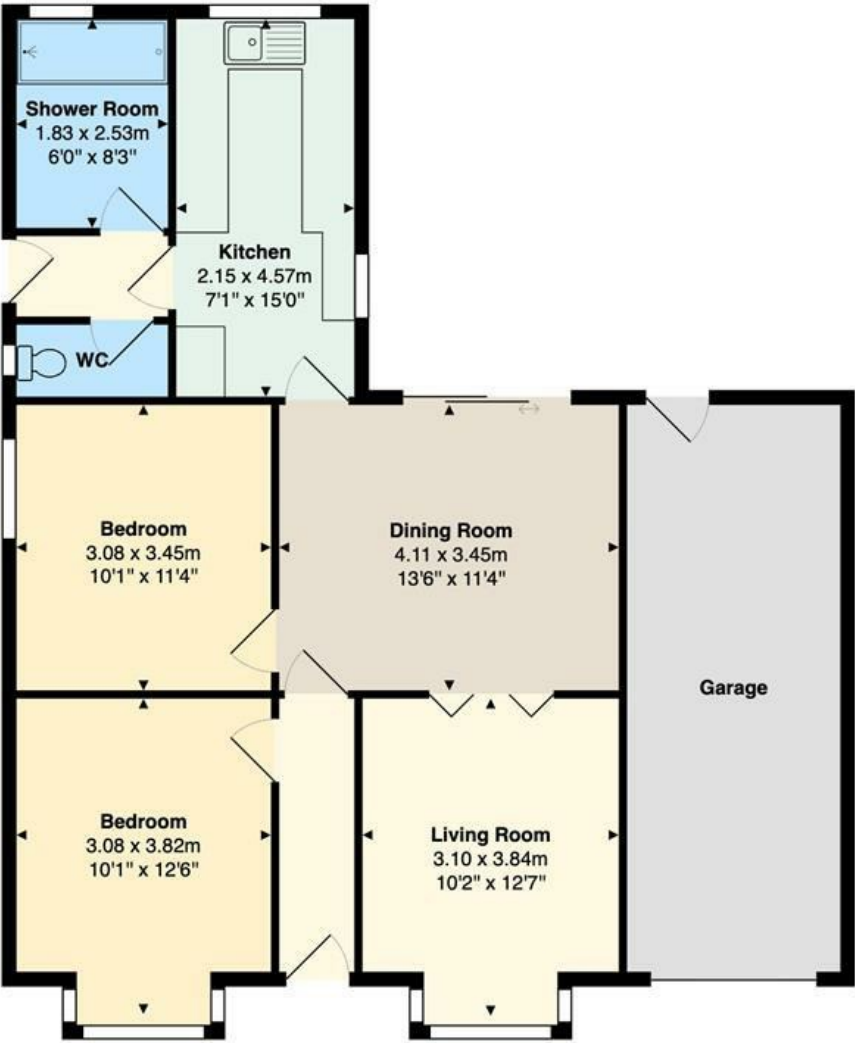
Comments by Miss Georgia Farr



**Property Specialist**  
**Miss Georgia Farr**  
Sales Negotiator

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Coldbrook Road East, Barry, CF63 1NG



Total Area: 89.5 m² ... 963 ft²

All measurements are approximate and for display purposes only

*My parents loved this home for its generous space and peaceful setting. The large garden was always a favourite, offering plenty of privacy and a wonderful place to relax or spend time outdoors. They also really appreciated the convenience of the location, with local shops and amenities close by, while still enjoying the comfort and simplicity that bungalow living provides.*

Comments by the Homeowner





# Coldbrook Road East

*East End, Barry, CF63 1NG*

Guide Price

**£260,000**



2 Bedroom(s)



1 Bathroom(s)



963.00 sq ft



Contact our  
***Knights Barry Branch***

01446 700222

Situated on Coldbrook Road East in the popular town of Barry, this spacious two-bedroom bungalow offers a fantastic opportunity for buyers looking for a comfortable home with plenty of potential. Occupying a larger-than-average plot, the property is well maintained throughout and provides an excellent blank canvas for those wishing to modernise or extend (subject to the necessary planning permissions).

The accommodation comprises a welcoming reception room, ideal for both relaxing and entertaining, along with two generously sized bedrooms. A conveniently positioned bathroom serves the property, completing the well-proportioned internal layout.

A particular highlight of the home is the impressive rear garden, which enjoys a high level of privacy with no overlooking neighbours. This generous outdoor space is perfect for keen gardeners or anyone looking to enjoy a peaceful outdoor setting.

Further benefits include a driveway providing off-road parking for multiple vehicles, as well as a garage offering additional parking or useful storage space. The property is also offered with no onward chain, allowing for a smoother purchase process.

Overall, this attractive bungalow presents a rare opportunity to acquire a well-sized home in a desirable location, with scope to personalise and add value. Early viewing is highly recommended to fully appreciate everything this property has to offer.



HALLWAY 3'0" (0.91m )

LIVING ROOM 10'01" x 10'10" / 13'06"  
(3.07m x 3.30m / 4.11m)

DINING ROOM 10'09" x 13'06" (3.28m x  
4.11m )

KITCHEN 15'0" x 6'11" (4.57m x 2.11m )

REAR HALLWAY 3'02" x 6'0" (0.97m x  
1.83m)

SHOWER ROOM 7'10" x 6'0" (2.39m x 1.83m  
)

W/C 2'10" x 6'0" (0.86m x 1.83m )

BEDROOM ONE 10'01" x 10'10" / 13'07"  
(3.07m x 3.30m / 4.14m )

BEDROOM TWO 11'04" x 10'01" (3.45m x  
3.07m )

GARAGE 20'0" x 8'05" (6.10m x 2.57m )

C A R D I F F

V A L E

C A E R P H I L L Y

B R I S T O L





| Energy Efficiency Rating                    |                                                                                                             |           |
|---------------------------------------------|-------------------------------------------------------------------------------------------------------------|-----------|
|                                             | Current                                                                                                     | Potential |
| Very energy efficient - lower running costs |                                                                                                             |           |
| (92 plus) A                                 |                                                                                                             |           |
| (81-91) B                                   |                                                                                                             |           |
| (69-80) C                                   |                                                                                                             | 74        |
| (55-68) D                                   | 60                                                                                                          |           |
| (39-54) E                                   |                                                                                                             |           |
| (21-38) F                                   |                                                                                                             |           |
| (1-20) G                                    |                                                                                                             |           |
| Not energy efficient - higher running costs |                                                                                                             |           |
| England & Wales                             | EU Directive 2002/91/EC  |           |