



**Ludlow Street, Penarth, CF64 1EW**

## **Welcome to**

### **Ludlow Street, Penarth**

A charming three-bedroom home on popular Ludlow Street in Penarth. Offering bright living spaces, a kitchen, potential space for a cloakroom/WC, private rear garden and three well-appointed bedrooms, this property is conveniently close to shops, parks, schools, transport links and the esplanade.

#### **Entrance Porch**

Entered via a contemporary front door with double glazed light inset, coat hanging space, door to entrance hall.

#### **Entrance Hall**

Stairs to first floor, radiator and glazed door to the lounge/dining room.

#### **Lounge/Dining Room**

Large, open plan room with double glazed windows to the front and rear providing lots of light, feature brick fireplace inset with gas fire, two radiators and door to the kitchen.

#### **Kitchen**

Before reaching the stairs that lead up to the kitchen area there is potential space for the addition of a cloakroom/WC or utility cupboard, releasing space in the kitchen for a table and chairs.

Kitchen Area - double glazed sliding doors leading directly onto the garden. Two double glazed windows to side. Floor and wall mounted kitchen units with solid timber work surfaces over. Enamel sink with drainer and mixer tap over. Tiled walls to ceiling height. Integrated fridge-freezer, space for washing machine and space for a cooker with stainless steel extractor hood over.

#### **First Floor Landing**

Split level landing with loft access with ladder, doors to three bedrooms and a shower room.

#### **Bedroom 1**

Double window to front. Built out wardrobe to either side to chimney breast. Radiator.

#### **Bedroom 2**

Double glazed window to rear. Cupboard housing (3 year old) gas combi boiler. Radiator.

#### **Bedroom 3**

Double glazed window to front. Fitted bedroom furniture to one wall. Radiator.

#### **Shower Room**

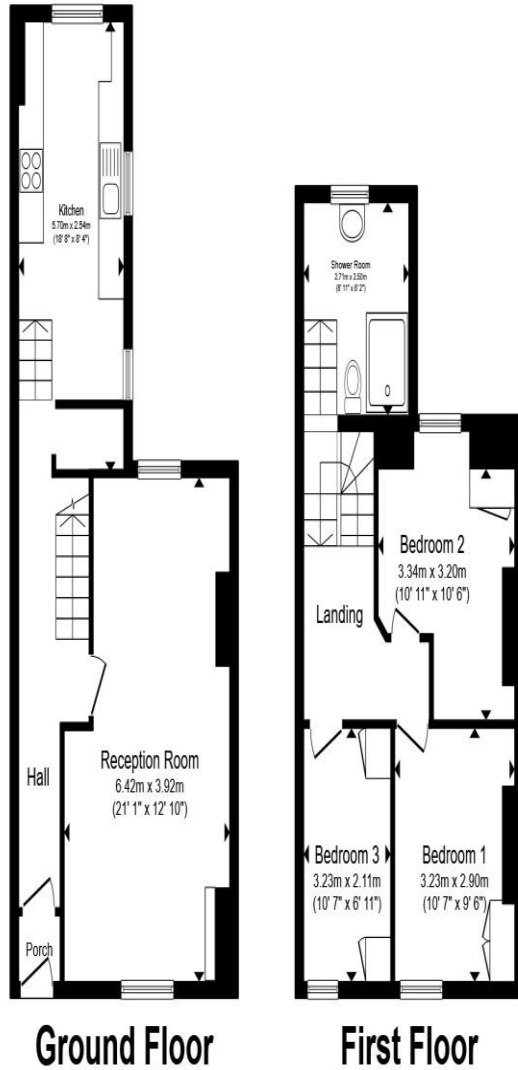
Stairs lead up to an elevated shower room with double glazed window to rear. Double width shower cubicle. Wash hand basin with mixer tap overset into a vanity unit. WC. Part tiled walls. Towel style radiator.

#### **Front Garden**

Stone and brick boundary wall with steps leading up to the front entrance and a paved front garden area.

#### **Rear Garden**

An enclosed rear garden with a lower patio area to the side accessed direct from the kitchen, with steps leading up the main garden area with is laid partly to attractive stone pavia and lawn, with a further timber deck to the rear. Timber and block wall boundaries. Timber shed to remain.



Total floor area 90.6 m<sup>2</sup> (975 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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](http://www.propertybox.io)



## Welcome to

### Ludlow Street, Penarth

- Three-bedroom mid-terrace property in sought-after Ludlow Street, just a short walk to all the amenities in Penarth town centre.
- Spacious, open plan living room with plenty of space for living and dining areas
- Large galley style kitchen with an extensive range of floor and wall mounted kitchen units with potential space for the addition of a cloakroom/WC and/or utility cupboard.
- Three bedrooms and a contemporary shower room to the first floor.
- Enclosed garden to the rear. making it Ideal for first-time buyers, professionals or young families.

Tenure: Freehold EPC Rating: D

Council Tax Band: D

# 360,000



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Property Ref:  
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