



Teasel Avenue, £310,000

- COUNCIL TAX BAND -D -
- NO CHAIN
- SOUGHT AFTER LOCATION IN QUIET CUL DE SAC
- DRIVEWAY
- CONSERVATORY
- NEWLY DECORATED THROUGHOUT
- IDEAL FAMILY HOME
- CLOSE TO SCHOOLS, AMENITIES AND



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About the property

Offered with no onward chain, this well-presented, newly decorated 3-bedroom semi-detached home in a sought-after location, benefits from a driveway, conservatory and enclosed rear garden. Ideally located close to local amenities, schools and transport links.

Accommodation

Entrance Porch

A practical entrance porch providing a useful transition into the home.

Entrance Hall

Welcoming entrance hall with stairs to the first floor and access to the ground floor accommodation.

Living Room

13' 9" max x 12' 7" max (4.19m max x 3.84m max)

A bright and beautifully presented lounge featuring a large window to the front elevation, allowing an abundance of natural light to flood the space. A stylish electric fire creates an attractive focal point, adding warmth and character. Understairs storage cupboard. Double French doors into the Dining Room.

Dining Room

10' 4" max x 8' 3" max (3.15m max x 2.51m max)

The Dining Room offers ample space for family meals and social gatherings, creating the perfect setting for both everyday dining and entertaining. Patio doors flood the space with natural light and provide direct access to the rear patio and garden.



Kitchen 10' 6" max x 7' 1" max (3.20m max x 2.16m max)

Fitted with a range of modern units and work surfaces with integrated oven, hob and extractor fan. Space for appliances. Door leading to conservatory area.

Conservatory 6' 9" max x 6' 7" max (2.06m max x 2.01m max)

A bright and versatile addition to the property, enjoying views over the rear garden and offering an ideal additional space for dining, relaxation or a playroom. Door to rear garden.

Landing

Providing access to all three bedrooms and the family bathroom with a window allowing natural light to brighten the space. Access to loft hatch.

Bedroom 1 13' 1" max x 9' 5" max (3.99m max x 2.87m max)

A spacious principal double bedroom with built-in modern wardrobes positioned to the front of the property, creating a comfortable retreat.

Bedroom 2

8' 11" max x 8' 10" max (2.72m max x 2.69m max)

A generously sized double bedroom with built-in wardrobes overlooking the rear garden, providing a peaceful and relaxing environment.

Bedroom 3 10' 2" max x 6' 11" max (3.10m max x 2.11m max)

A well-proportioned bedroom with a built in wardrobe, ideal as a child's room, guest bedroom or home office, enjoying natural light from the front elevation.

Bathroom/Wet room 6' max x 5' 10" max (1.83m max x 1.78m max)

A modern well-appointed wet room fitted with a contemporary suite comprising of a walk-in shower area, wash hand basin and WC. Finished with fully tiled walls and waterproof flooring.

Front / Parking

A front garden laid primarily with decorative stone chippings with a variety of mature plants and shrubs. Steps lead up to the front porch, while a driveway provides off-road parking.

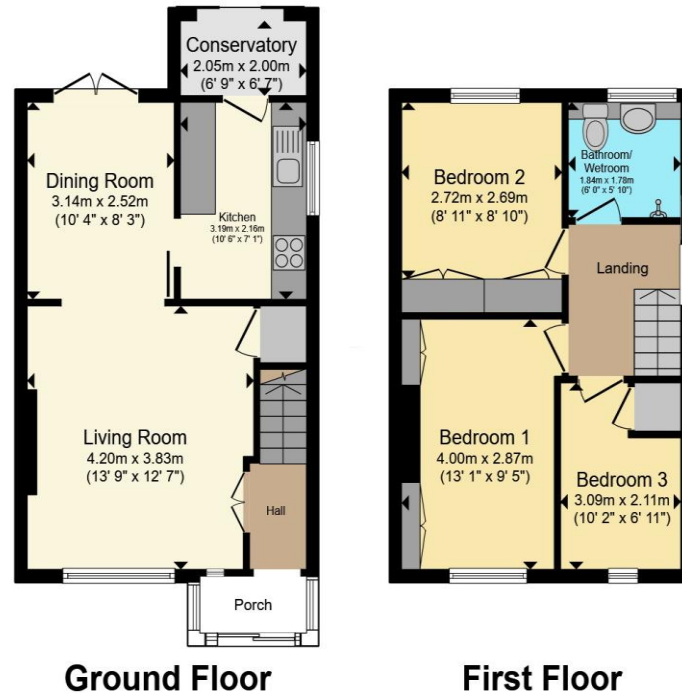
Rear Garden

Sunny patio areas to rear and side of property with steps leading up to a terraced garden which is well stocked with flowering plants & shrubs. This makes for an ideal outdoor relaxing and entertaining area.

02920 703799

penarth@peteralan.co.uk

Floorplan



Total floor area 74.0 m² (796 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

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