

# The Overview

Property Name:

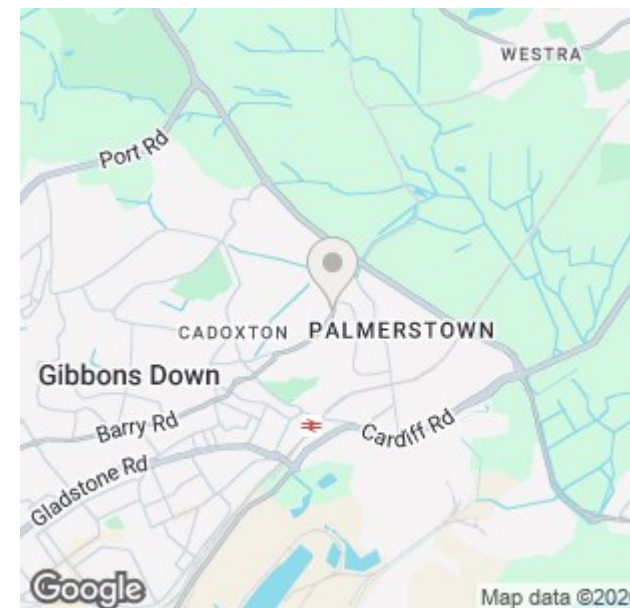
**Coldbrook Road East, Barry**

Price:

**£200,000**

Qualifier:

**Asking Price**



## The Bullet Points

- Three bedrooms
- Built-in kitchen appliances
- Ground floor shower room
- Built-in bedroom storage
- Low maintenance garden
- Two reception rooms
- Utility room
- Separate upstairs W/C
- Neutral décor throughout
- Accessible transports



# The Main Text

Situated on Coldbrook Road East, Barry, CF63 1NG, this spacious three-bedroom home offers bright and versatile accommodation throughout, ideal for families or those looking for generous living space. The property is entered via the front door located on the right-hand side of the house, leading into a welcoming hallway.

To the left of the entrance hall is an airy front reception room, beautifully enhanced by multiple windows that allow an abundance of natural light to flood the space. The room is finished with dark grey carpets and neutral décor, creating a modern yet comfortable atmosphere perfect for relaxing or entertaining.

Returning to the hallway, access is provided to the kitchen, which features dark wooden kitchen units, built-in hobs and a cooker, a double sink, and additional shelving storage. The kitchen is complemented by dark grey flooring, adding to the property's contemporary feel. Leading on from the kitchen is a further reception room with neutral painted walls, offering flexible living space suitable for dining, a second sitting room, or home office use.

Beyond this is the useful utility room, which provides cupboard storage and space for appliances. From here, there is access to both the shower room and the rear garden. The shower room is fitted with a white sink and W/C for added convenience.

Upstairs, the property offers three bedrooms, all finished with dark grey carpets and white walls. Two of the bedrooms benefit from built-in storage and wardrobes, maximising practicality and space. A separate W/C is also located off the landing.

Externally, the property enjoys a long rear garden which is mainly flat and low maintenance, offering excellent outdoor space for seating and entertaining. The garden is enclosed with wooden fencing to the rear and includes a gate, while its open aspect allows plenty of sunlight throughout the day.

## Local Area

Coldbrook Road East is situated in a well-established residential area of Barry, offering a pleasant blend of suburban calm and everyday convenience. The surrounding neighbourhood is characterised by a mix of traditional and modern homes and well-kept properties, creating an attractive and welcoming environment. Nearby, residents can enjoy a selection of local shops, cafes, and essential amenities, along with green spaces and parks that provide opportunities for outdoor leisure and relaxation. The area has a friendly community feel and is ideal for those seeking a peaceful setting while remaining close to a range of day-to-day conveniences.

## Education

The surrounding area benefits from a selection of well-regarded primary and secondary education options within the wider Barry locality. Families are well served by a range of nearby schools offering strong academic provision alongside extracurricular activities, catering for pupils of different ages. The catchment area includes a mix of nursery, primary, and secondary education settings, all of which contribute to a supportive learning environment for children and young people. In addition, there are further education facilities within easy reach in the surrounding area, providing opportunities for continued study and development beyond compulsory schooling.

## Transport Links

The property is located in a convenient residential pocket of Barry, with local bus services operating nearby that provide regular connections into Barry town centre and surrounding areas. From there, onward services run frequently towards Cardiff and other parts of the Vale of Glamorgan, making commuting and travel straightforward. Several nearby rail stations, including Cadoxton and Barry Docks, are within easy reach, offering direct services along the Vale line for wider regional access. The area also benefits from straightforward road links towards the A4050 and M4 corridor, providing good connectivity for those travelling by car.

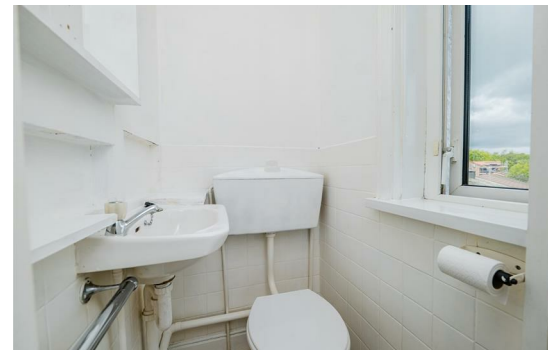
# *The Photographs*

We have allowed space for up to 48 photographs across the next four pages. If fewer images are required, not all spaces will be used.



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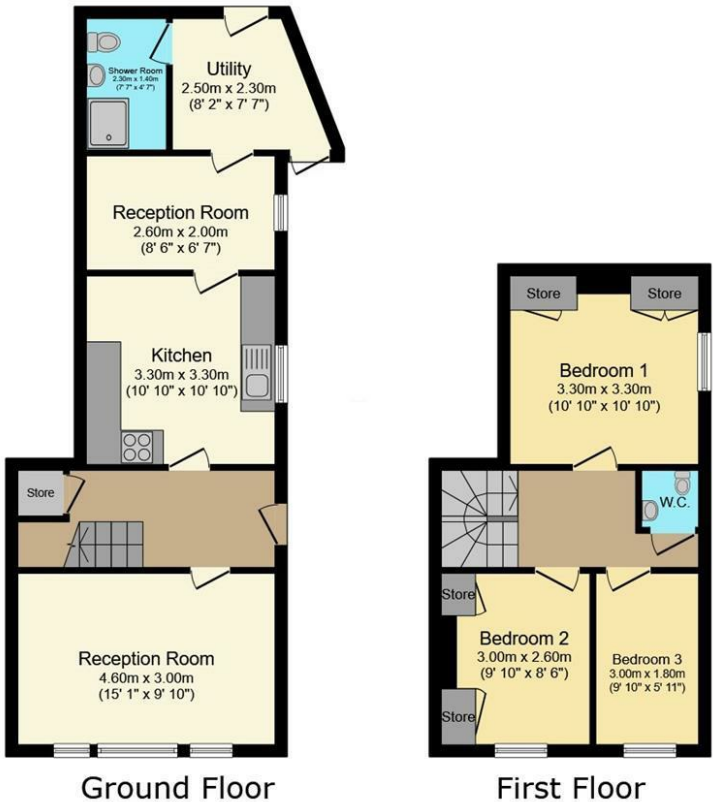
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# The Floorplan



Total floor area: 81.8 sq.m. (880 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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)

