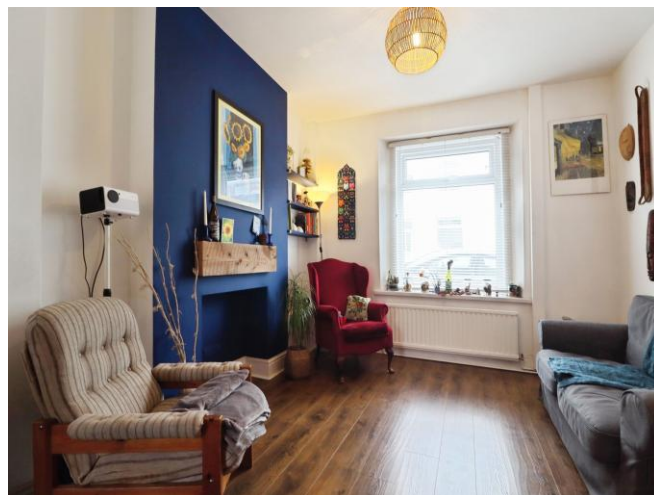




Harriet Street, £310,000

- COUNCIL TAX BAND - D
- NO CHAIN
- LOFT ROOM
- MODERN FITTED KITCHEN WITH INTERGRATED APPLIANCES
- BI- FOLD DOORS OPENING ONTO REAR GARDEN
- CLOSE TO LOCAL AMMENITIES AND TRANSPORT LINKS



3 2 1



About the property

Situated on the ever-popular Harriet Street in Cogan, Penarth, this well-presented three-bedroom mid-terrace home offers spacious and versatile accommodation, ideal for first-time buyers, families or investors alike.

The property benefits from a loft room, providing additional flexible space perfect for a home office, occasional bedroom or hobbies room. To the ground floor, the home offers a bright and comfortable living space alongside a well-appointed kitchen and dining area, creating a practical layout for modern living.

Upstairs, there are three well-proportioned bedrooms and a family bathroom, all thoughtfully arranged with the master bedroom also including an ensuite bathroom. The property retains a homely feel throughout while offering scope for personalisation if desired.

Externally, the home features a low-maintenance rear garden, ideal for relaxing or entertaining.

Harriet Street is conveniently located within easy reach of local amenities, schools and transport links, with Penarth town centre and Cardiff city centre both easily accessible.

An excellent opportunity to acquire a charming home in a sought-after residential location.

Accommodation

Porch

A welcoming porch area offering a practical space for outerwear and creating a pleasant introduction to the property.

Entrance Hall

A welcoming entrance hall providing access to the main living accommodation and stairs rising to the first floor.

Lounge

11' 2" x 10' 10" (3.40m x 3.30m)

A bright and comfortable reception room with a large window allowing for plenty of natural light, ideal for everyday living.

Dining Room

15' 1" x 10' 10" (4.60m x 3.30m)

A well-proportioned dining space offering ample room for a table and chairs, perfect for family meals and entertaining.



Kitchen

A modern fitted kitchen featuring a range of integrated appliances, stylish units with complementary work surfaces, and bi-fold doors opening onto the rear garden, allowing for plenty of natural light. Finished with inset spotlights.

Landing

Providing access to all first-floor rooms.

Bedroom 1

10' 11" max x 10' 9" max (3.33m max x 3.28m max)

A generously sized double bedroom offering ample space with built-in storage cupboards.

En-Suite

8' 1" max x 3' 11" max (2.46m max x 1.19m max)

A well-appointed en-suite fitted with a shower, wash hand basin and WC, offering added convenience to the principal bedroom.

Bedroom 2

10' 11" max x 10' 9" max (3.33m max x 3.28m max)

A well-proportioned double bedroom, ideal for family members or guests.

Bathroom

8' 2" max x 7' 10" max (2.49m max x 2.39m max)

A modern bathroom fitted with a spacious double walk-in shower, wash basin and WC, complemented by a rear aspect window and inset spotlights.

Loft Room / Bedroom 3

15' 5" max x 13' 9" max (4.70m max x 4.19m max)

A thoughtfully converted loft room, currently arranged as a third bedroom, featuring Velux windows allowing for excellent natural light, inset spot lighting and useful built-in storage within the eaves.

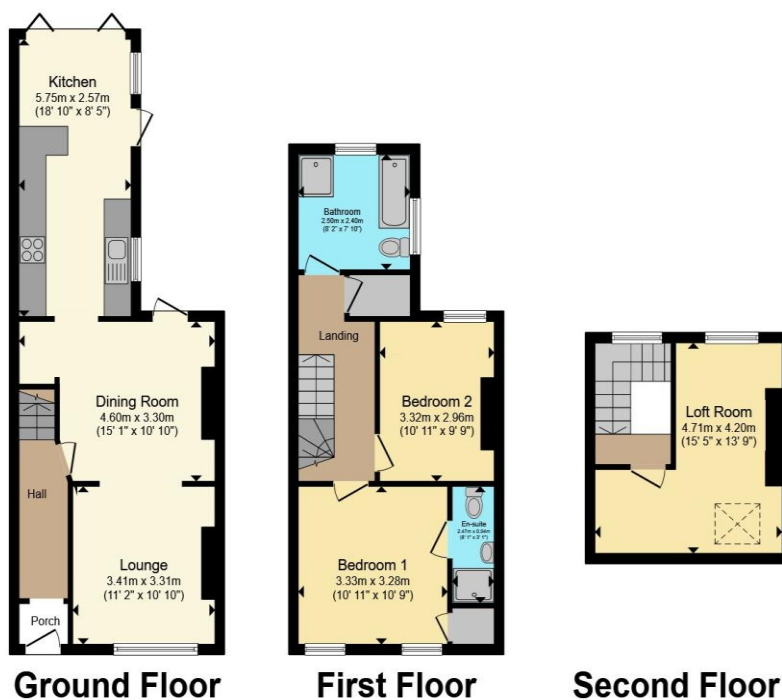
Rear Garden

An enclosed rear garden designed for low maintenance, offering a pleasant space for outdoor seating and relaxation.

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Floorplan



Total floor area 99.0 m² (1,065 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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