



## Pardoe Crescent, Barry

£185,000 Freehold

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating:

EPC Environmental Impact Rating:

**Entrance Porch**

Entered via double glazed front door with double glazed window to side and further door providing access to the rear garden.

**Entrance Hallway**

Carpeted stairs rising to the first floor. Doors to ground floor rooms.

**Bathroom**

Double glazed opaque window, panelled bath with shower over. Radiator. Ceramic tile flooring.

**Kitchen/Diner**

40' 0" x 39' 9" (12.20m x 12.11m)

Kitchen to comprise a range of base and wall units with rolled edge laminated work surfaces incorporating sink. Recess and plumbing for fridge/freezer and range cooker. Double glazed window to the rear overlooking the garden. Space for table and chairs.

**Lounge**

49' 6" x 36' 5" (15.10m x 11.11m)

Double glazed window to the front. Wood burner effect heater. Radiator. Two storage cupboards.

**First Floor Landing**

Carpeted stairs rising to the first floor. Double glazed window to the side. Doors to all first floor rooms. Access to the loft space.

**Bedroom One**

36' 5" x 33' 2" (11.10m x 10.11m)

Main double bedroom with double glazed window to the rear. Fitted carpet. Radiator.

**Bedroom Two**

39' 6" x 32' 10" (12.03m x 10.01m)

Double glazed window to the front. Radiator. Fitted carpet.

**Bedroom Three**

Single bedroom with double glazed window to the rear. Radiator. Fitted carpet.

**W.c**

Closed cistern w.c and double glazed opaque window to the side.

### Entrance Porch

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### Bathroom

Double glazed opaque window, panelled bath with shower over. Radiator. Ceramic tile flooring.

### Kitchen/Diner

40' 0" x 39' 9" (12.20m x 12.11m)

### First Floor Landing

Carpeted stairs rising to the first floor. Double glazed window to the side. Doors to all first floor rooms. Access to the loft space.

### Bedroom One

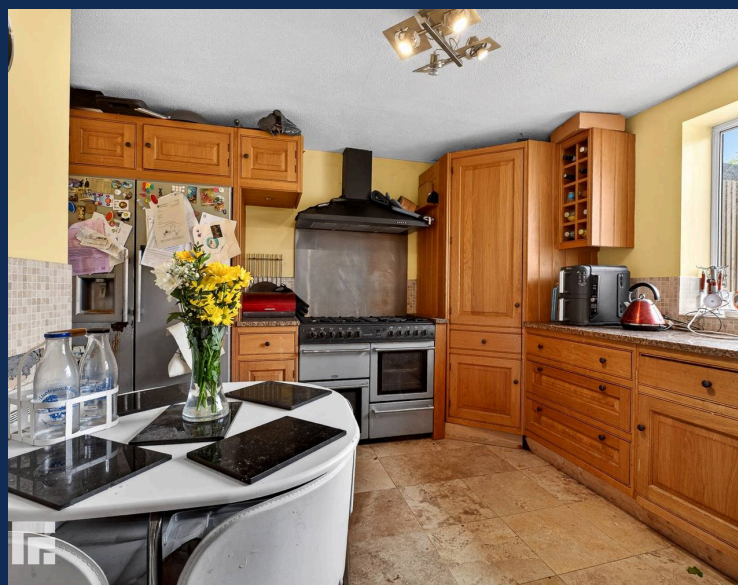
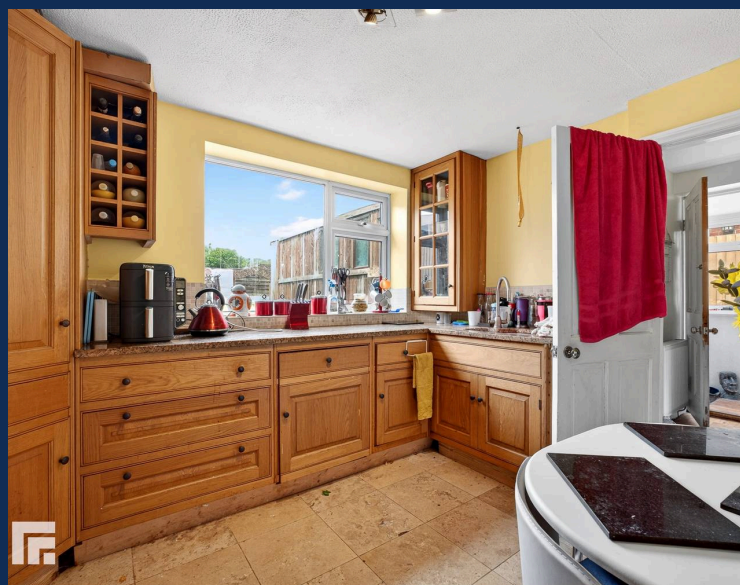
36' 5" x 33' 2" (11.10m x 10.11m)

Main double bedroom with double glazed window to the rear. Fitted carpet. Radiator.

### Bedroom Two

39' 6" x 32' 10" (12.03m x 10.01m)

Double glazed window to the front. Radiator. Fitted carpet.



**BARRY 01446 744750**

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7AJ



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