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CARDIFF

VALE

CAERPHILLY

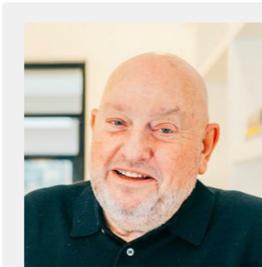
BRISTOL

*St. Illtyds Close*



*This is an opportunity to purchase a good property in a popular location at a realistic price with no onward chain.*

Comments by Mr Jeff Hopkins



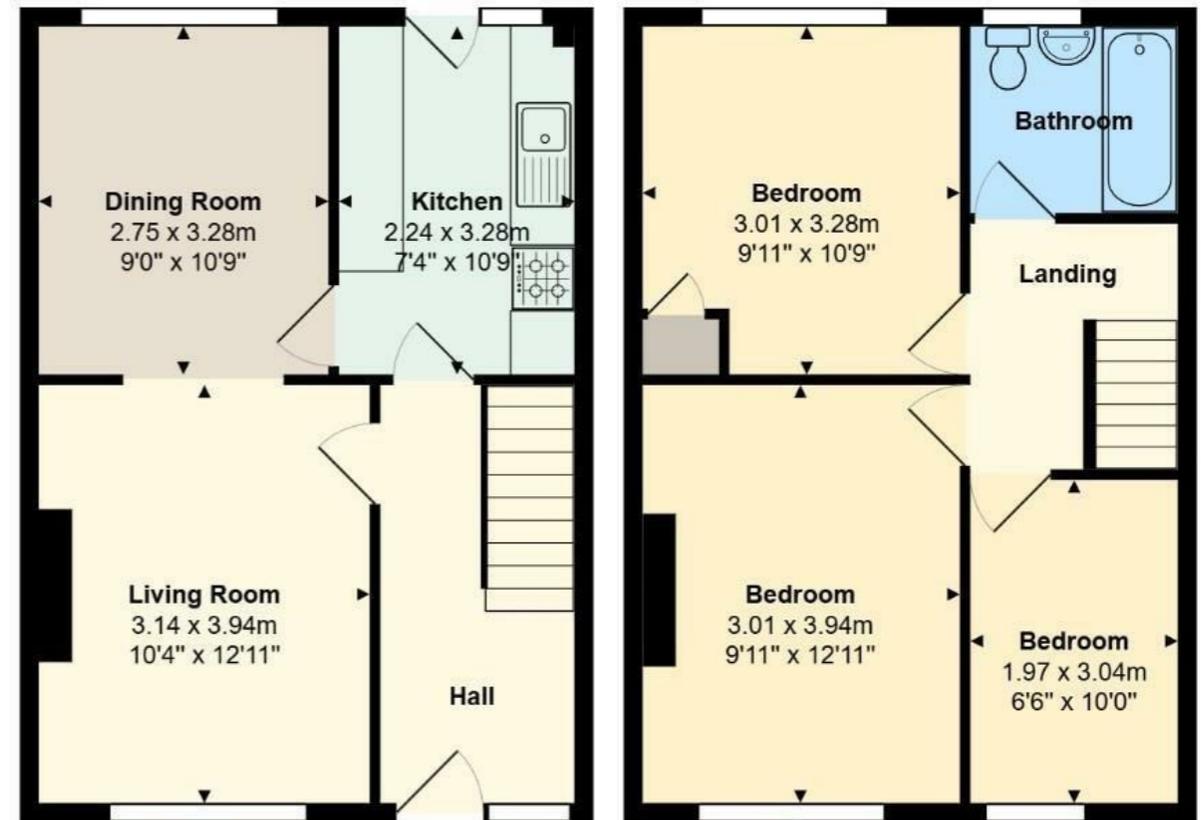
**Property Specialist**

**Mr Jeff Hopkins**

Valuer

jeff@jeffreycross.co.uk

### St. Illtyds Close

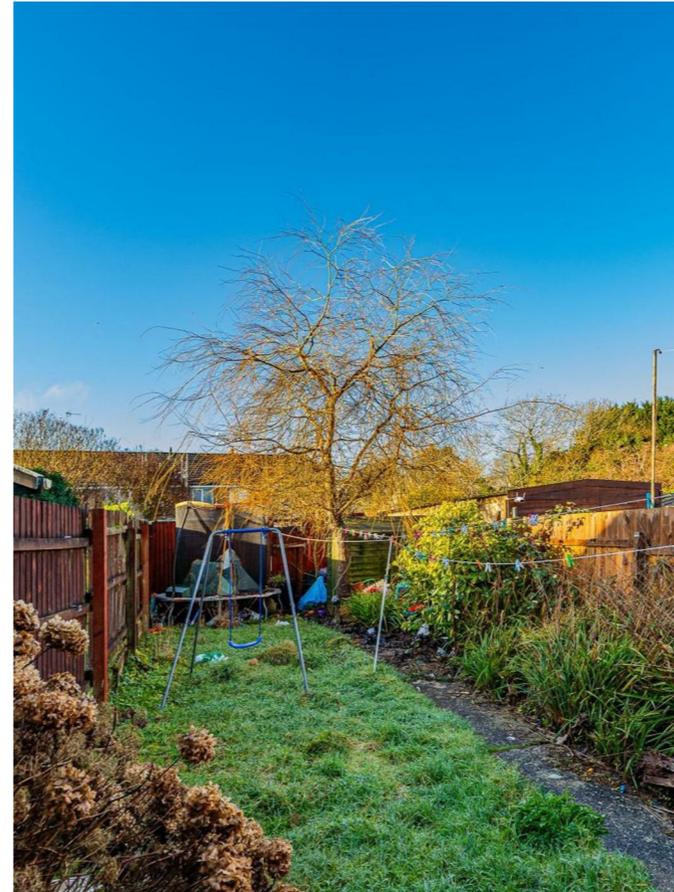


Total Area: 74.4 m<sup>2</sup> ... 800 ft<sup>2</sup>

All measurements are approximate and for display purposes only

Comments by the Homeowner





# St. Illtyds Close

, Dinas Powys, CF64 4TZ

£260,000



3 Bedroom(s)



1 Bathroom(s)



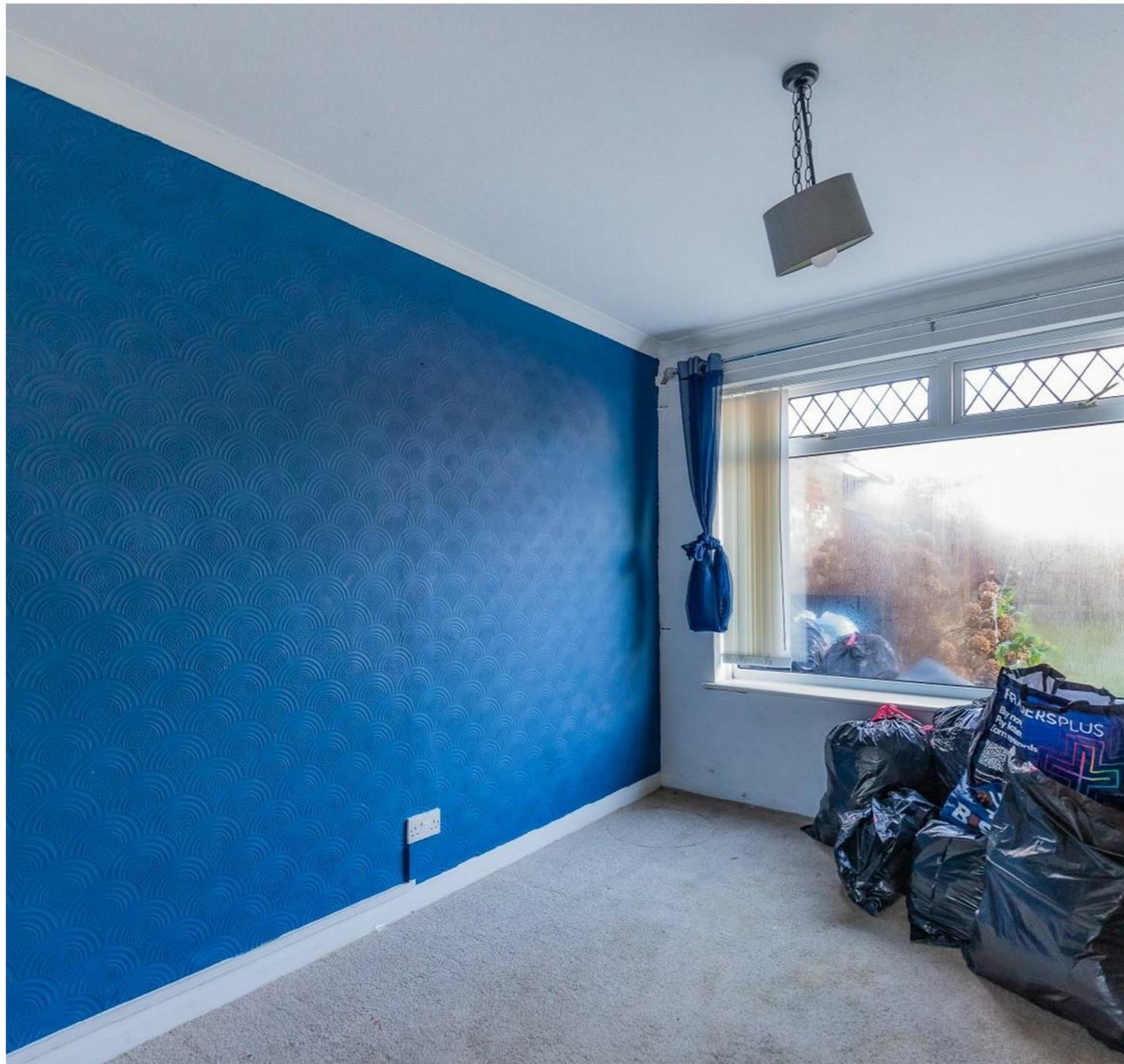
800.00 sq ft



Contact our  
**Penarth Branch**

02920415161

Located in a quiet cul-de-sac in the popular village of Dinas Powys within a few minutes walk of the railway station which provides a regular service to Cardiff City Centre and in the opposite direction the principle town of the Vale of Glamorgan and Barry Island. The lovely village square with three great pubs, local shops and the common are within a five minute walk. The property itself is a mid link house with accomodation of Hallway, Living room, Dining room, Kitchen, Three bedrooms and Bathroom. The windows and external doors are double glazed and there is Gas Central Heating with a modern combi boiler (installed 2021). There is an open frontage and a fenced rear garden with rear access. The property has been let out for a number of years and would benefit from some cosmetic improvement but provides good value for money. The property is available with NO ONWARD CHAIN.



Hall Band D

Living room 10'4 x 12'11 (3.15m x 3.94m)

Dining room 9'0 x 10'9 (2.74m x 3.28m)

Kitchen 7'4 x 10'9 (2.24m x 3.28m)

First floor landing

Bedroom 1 9'11 x 10'9 (3.02m x 3.28m)

Bedroom 2 9'11 x 10'9 (3.02m x 3.28m)

Bedroom 3 6'6 x 10'0 (1.98m x 3.05m)

Bathroom

Outside

Open frontage and fenced rear garden.

Tenure

We are informed by the seller that the property is FREEHOLD

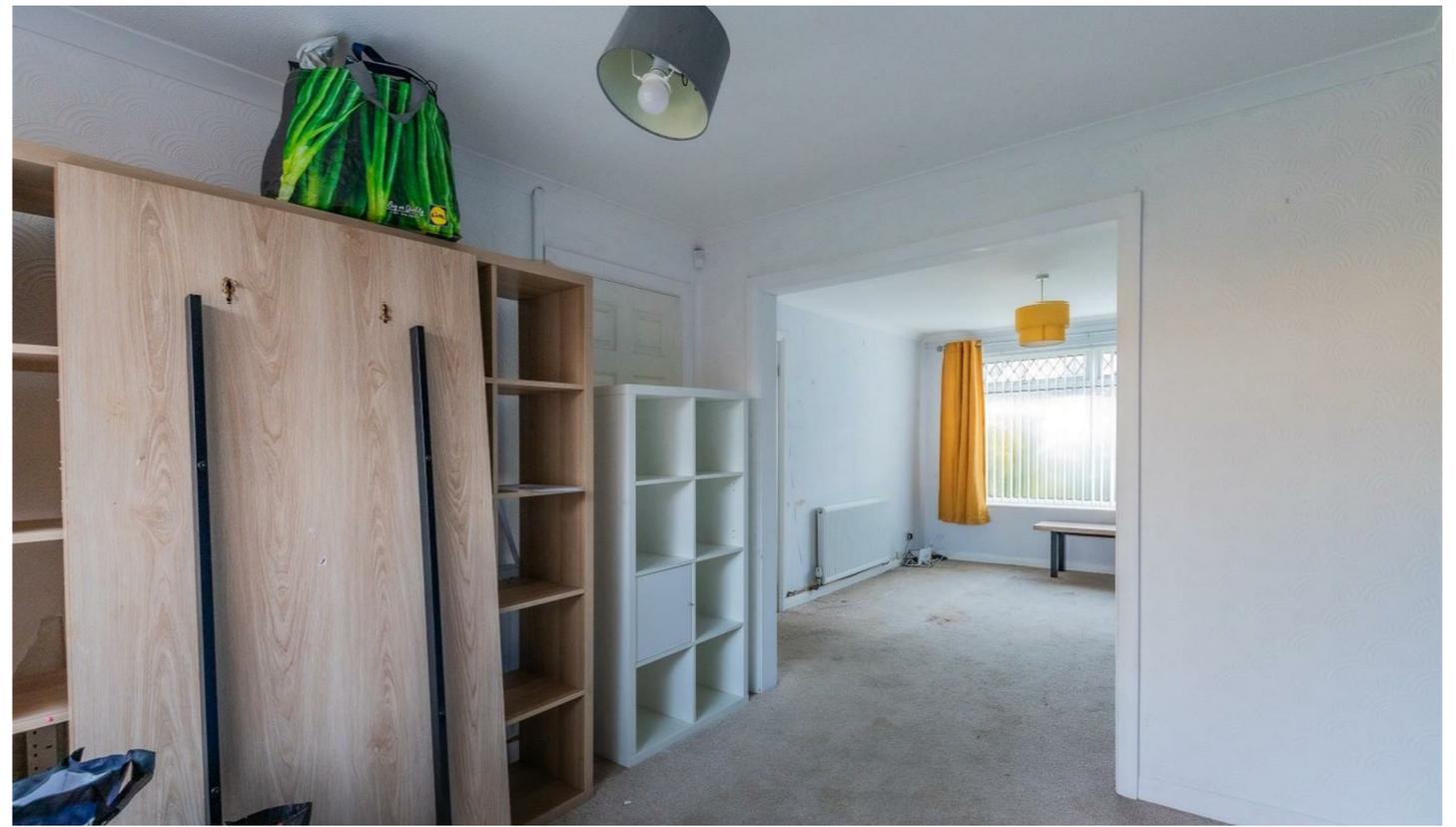
Council tax

CARDIFF

VALE

CAERPHILLY

BRISTOL





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			89
(81-91) B			
(69-80) C			
(55-68) D		62	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

