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www.mr-homes.co.uk

MR HOMES
SALES & LETTINGS



Ffordd Y Mileniwm
Barry
CF62 5BD

Guide Price £265,000 - £275,000
Freehold

c. The Vale of Glamorgan. CF62 5BD

- NO CHAIN!!!
- ALLOCATED PARKING TO REAR
- 4-BED SEMI-DETACHED TOWN HOUSE
- SUPERB FAMILY HOME
- FLEXIBLE ACCOMMODATION OVER 3 FLOORS
- LARGE REAR GARDEN
- CLOSE TO LOCAL SHOPS & AMENITIES
- uPVC DOUBLE GLAZING
- GAS CENTRAL HEATING COMBI BOILER
- FREEHOLD



MOVE STRAIGHT INTO THIS VERY WELL PRESENTED 4-BED SEMI-DETACHED TOWN HOUSE STYLE FAMILY HOME - FLEXIBLE ACCOMMODATION OVER THREE FLOORS - GENEROUS GROUND FLOOR RECEPTION ROOM with ACCESS to PRIVATE & ENCLOSED REAR GARDEN - DOWNSTAIRS WC - MODERN FAMILY BATHROOM SUITE - BEDROOM 1 WITH EN-SUITE - uPVC D/G WINDOWS - GAS C/H with COMBI-BOILER - ALLOCATED PARKING TO REAR - FREEHOLD



SOLD NO CHAIN

MR HOMES are very pleased to Offer **FOR SALE** this 4-Bedroom Semi-Detached Spacious Family Home, comprising in brief; Entrance Hallway; Large Living Room; Modern Kitchen; Downstairs WC; Staircase to the 1st Floor Landing giving access to Bedrooms 2 & 4 and Modern Family Bathroom; Second staircase rising to 2nd Floor Landing giving access to Bedroom 1 with En-Suite & Bedroom 3 (both very generous doubles). The West facing Rear Garden has a mixture of Paving, Lawn and a Raised Decking Are. uPVC Double Glazing Windows & Gas Central Heating powered by an Ideal Logic Combi-Boiler.

EPC Rating: B & Council Tax Band: E

Viewings Strictly by Appointment ONLY

CALL: 02920 204 555

VISIT: WWW.MR-HOMES.CO.UK



Entrance Hall

16' 2" x 6' 4" (4.92m x 1.93m)

Accessed via Composite Front Door with Obscured Double Glazed Panel; Tiled Flooring; Radiator; RCD Consumer Unit and access to Kitchen, Downstairs WC, Understairs Storage and Living Room; stairs rising to First Floor

Kitchen

12' 2" x 7' 4" (3.71m x 2.23m)

Tiled flooring; Matching Base and Wall Units with Worktops Over and matching Splashbacks; Integrated Electric Oven; Gas Hob; Extractor Hood Over; Stainless Steel Sink with Mixer Tap; Cupboard containing Central Heating Boiler; uPVC Double Glazed window to front

Downstairs WC

6' 1" x 3' 4" (1.85m x 1.02m)

Tiled flooring; Radiator; WC; Pedestal Wash Hand Basin with Separate Hot and Cold Taps

Living Room

12' 8" x 14' 0" (3.86m x 4.26m)

Carpeted; radiator; uPVC Double Glazed French Doors leading to Rear Garden

First Floor Landing

16' 1" x 6' 7" MAX (4.90m x 2.01m MAX)

Carpeted; Radiator; uPVC Double Glazed Window to Front; access to Bedrooms 2 & 4 and Family Bathroom; Stairs rising to Second Floor

Bedroom 2

12' 10" x 14' 0" (3.91m x 4.26m)

Carpeted; Radiator; uPVC Double Glazed Window to Rear

Bedroom 4

9' 7" x 7' 2" (2.92m x 2.18m)

Carpeted; Radiator; uPVC Double Glazed Window to Front

Family Bathroom

5' 7" x 7' 2" (1.70m x 2.18m)

Tiled Flooring; Ladder Type Wall Mounted Radiator; Panelled Bath with Mains Shower Over; Pedestal Wash Hand Basin; WC

Second Floor Landing

6' 1" x 3' 5" (1.85m x 1.04m)

Bedroom 1

11' 1" x 14' 0" (3.38m x 4.26m)

Carpeted; Radiator; Built-in Double Wardrobes; uPVC Double Glazed Window to Rear; En-suite accessed via timber door

En-suite

4' 7" x 6' 11" (1.40m x 2.11m)

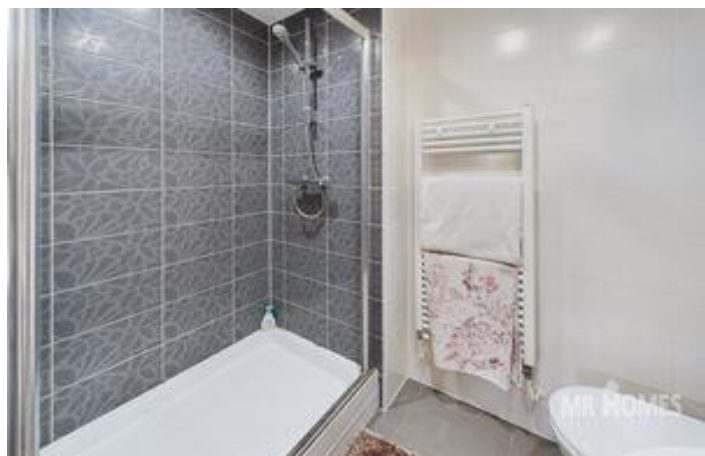
Tiled Flooring; Ladder Style Radiator; Double Width Shower with Mains Powered Shower; Pedestal Hand Wash Basin; WC

Bedroom 3

Carpeted; Radiator; Fitted Wardrobe; uPVC Double Glazed Window to Front

Rear Garden

Large and enclosed space suitable for families and entertaining



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



CARDIFF & THE VALE

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