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**MR HOMES**  
SALES & LETTINGS



Ffordd Y Mileniwm  
Barry  
CF62 5BD

Offers in the Region Of £279,950  
Freehold

# Ffordd Y Mileniwm, Barry, CF62 5BD

## Overview

- 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



NO CHAIN!!! 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



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](http://WWW.MR-HOMES.CO.UK)

FREE MORTGAGE ADVICE AVAILABLE FROM  
INDEPENDENT SPECIALISTS INFIMO Ltd



**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



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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