

REDUCED

Guide Price £250,000 to £260,000 Freehold



Vere Street, Barry. CF63 2HU

- 3x STOREYS - EXTENDED END-OF-TERRACE
- 4x BEDROOMS & 3x RECEPTION ROOMS
- EXTENDED KITCHEN
- FAMILY BATH & SHOWER ROOM
- LARGE GARAGE
- LARGE & ENCLOSED REAR GARDEN
- CENTRAL LOCATION
- uPVC D/G WINDOWS & GAS C/H with COMBI-BOILER
- TENURE: FREEHOLD



PROPERTY DESCRIPTION

*** NO CHAIN *** 3x STOREY & EXTENDED 4-BED END-OF-TERRACE LARGE FAMILY HOME WITH FEATURE HIGH CEILINGS - 4x DOUBLE BEDROOMS - 3x SEPARATE RECEPTION ROOMS - SPACIOUS KITCHEN - PANTRY - SPACIOUS FAMILY BATH & SHOWER ROOM - GARAGE - LARGE & ENCLOSED REAR GARDEN - TENURE: FREEHOLD. MR HOMES Offer FOR SALE this Extended 4-Bedroom End-Of-Terrace Family Home Set Over 3 Floors

The Property Further Benefits from uPVC Double Glazing Windows & Gas Central Heating Powered by a Combi-Boiler. EPC Rating = Awaiting assessment...Council Tax Band = B. Mains Electricity, Water & Sewage Connected to Mains Drains. Broadband & Mobile Signal Coverage. *** Prime Location *** The property offers easy access to a number of local amenities, schools, parks and excellent transport links.

FREE MORTGAGE ADVICE AVAILABLE ON YOUR REQUEST PLEASE CONTACT MR HOMES: 02920 204 555 option 4 WWW.MR-HOMES.CO.UK



ROOM DESCRIPTIONS

SUMMARY

Ground Floor; Entrance Hallway, Living Room, Sitting Room, Extended Dining Room, Extended Kitchen, Pantry & Garage. First Floor; 1st Floor Split-Level Landing, Bedroom 1(Double), Bedroom 2(Double), Family Bath & Shower Room. Second Floor; 2nd Floor Landing, Bedroom 3(Double), Bedroom 4(Double). To the Side of the Property is a Large Garage which is Unique to the Properties on this Street. To the Rear is a Large & Enclosed Rear Garden which is Low-Maintenance.

Entrance Hallway

13' 0" x 3' 10" (3.96m x 1.17m)

Living Room - Reception Room 1

13' 3" x 10' 6" (4.04m x 3.20m)

Sitting Room - Reception Room 2

10' 7" x 8' 11" (3.23m x 2.72m)

EXTENDED - Dining Room - Reception Room 3

18' 4" x 9' 7" (5.59m x 2.92m)

EXTENDED - Kitchen

13' 9" x 9' 0" (4.19m x 2.74m)

1st Floor Landing - Split-Level

11' 1" x 5' 6" max (3.38m x 1.68m max)

Family Bath & Shower Room

9' 1" x 8' 5" (2.77m x 2.57m)

Bedroom 1

14' 10" x 12' 3" (4.52m x 3.73m)

Bedroom 2

13' 0" x 8' 11" (3.96m x 2.72m)

2nd Floor Landing

5' 6" x 4' 0" (1.68m x 1.22m)

Bedroom 3

13' 9" x 13' 0" (4.19m x 3.96m)

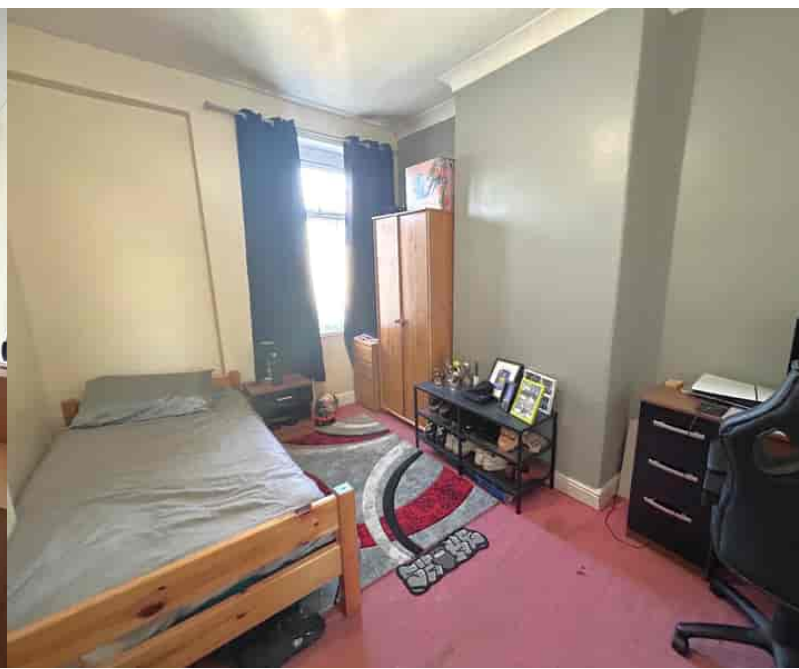
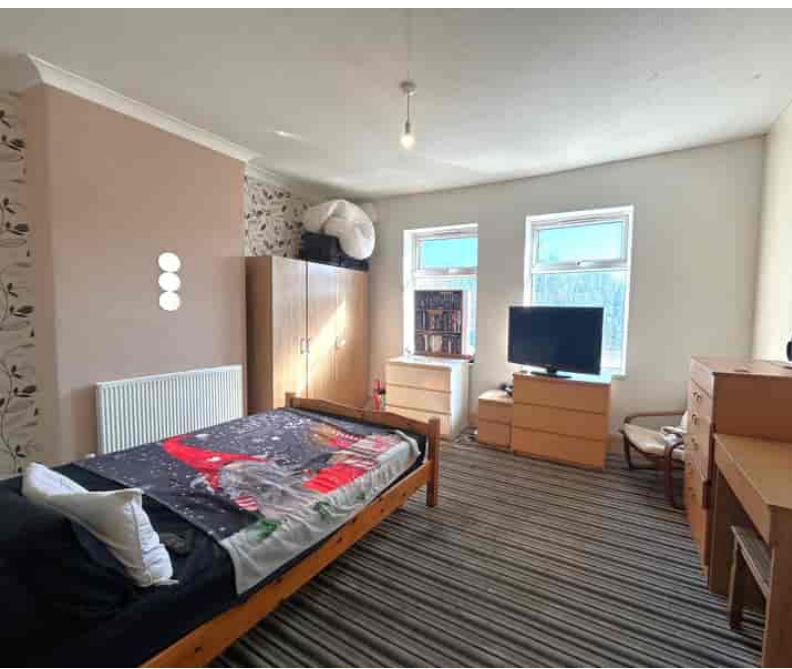
Bedroom 4

12' 2" x 7' 11" (3.71m x 2.41m)

Garage

19' 4" x 8' 10" (5.89m x 2.69m)

Large Rear Garden - Enclosed & Low-Maintenance



Council Tax: Band B

N/A

Parking Types: On Street.

Heating Sources: Double Glazing. Gas Central.

Electricity Supply: Mains Supply.

Water Supply: Mains Supply.

Sewerage: Mains Supply.

Broadband Connection Types: FTTP.

Accessibility Types: Level access.

Mobile Signal

4G great data and voice

Has the property been flooded in last 5 years? No

Flooding Sources:

Any flood defences at the property? No

Any risk of coastal erosion? No

Is the property listed? No

Are there any restrictions associated with the property?

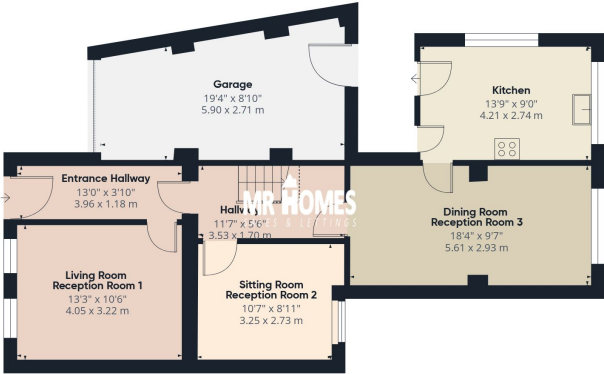
No

Any easements, servitudes, or wayleaves? No

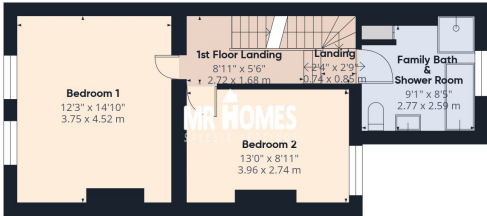
The existence of any public or private right of way? No



FLOORPLAN



Ground Floor



1st Floor



2nd Floor



Approximate total area^m
1578 ft²
146.7 m²

Reduced headroom
14 ft²
1.3 m²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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