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*Cornwall Rise*

CARDIFF

VALE

CAERPHILLY

BRISTOL



*I particularly love the size and layout of this property. It offers generous, versatile space that would suit a wide range of buyers. The garden is a real highlight, benefiting from all-day sun and ample outdoor space.*

Comments by Miss Georgia Farr



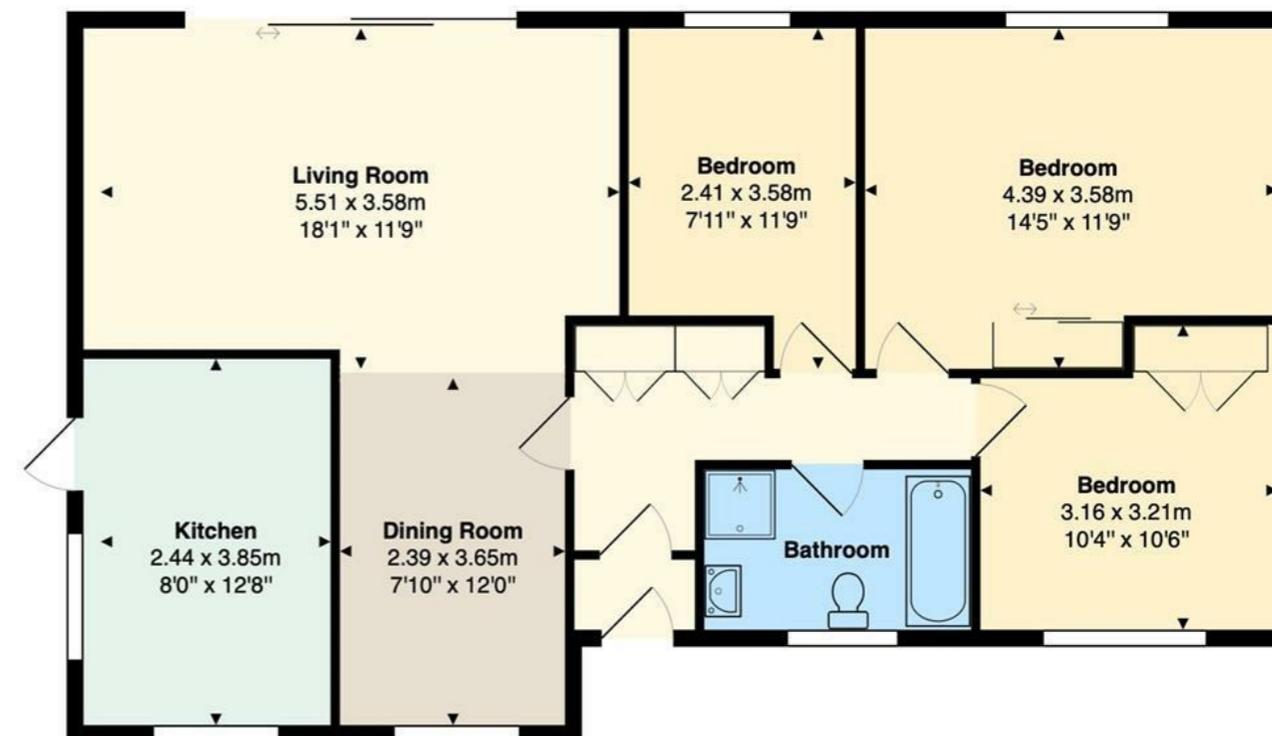
**Property Specialist**

**Miss Georgia Farr**

Sales Negotiator

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### Cornwall Rise, Barry, CF62 9AG

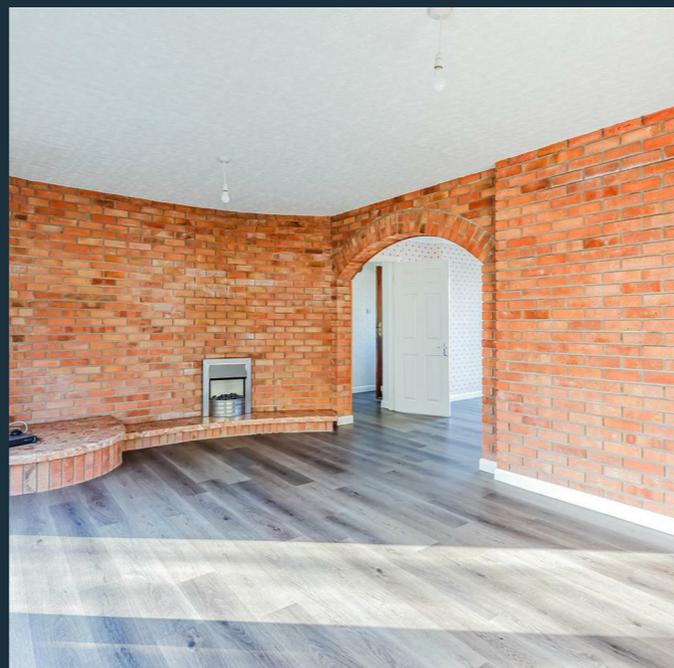


Total Area: 85.5 m<sup>2</sup> ... 920 ft<sup>2</sup>

All measurements are approximate and for display purposes only

*The property has been a well-loved family home for many years. We have recently modernized throughout ready to create a blank canvas for the new owner.*

Comments by the Homeowner





# Cornwall Rise

, Barry, CF62 9AG

£275,000



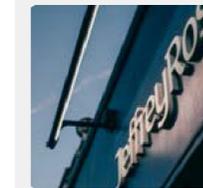
3 Bedroom(s)



1 Bathroom(s)



920.00 sq ft



Contact our  
**Knights Barry Branch**

01446 700222

Positioned within the sought-after area of Cornwall Rise, Barry, this impressive detached bungalow combines generous proportions with modern, comfortable living. Offering three well-appointed double bedrooms, the property is ideally suited to families, couples or those seeking versatile living space.

At the heart of the home is a bright and inviting open-plan living area. The spacious lounge is enhanced by large glass doors, allowing natural light to flood in while creating a seamless connection to the rear garden. To the front of the bungalow, the dining area and kitchen have been thoughtfully designed to balance style and practicality, making it an ideal setting for both everyday living and entertaining.

A standout feature is the larger-than-average, south-facing garden, which enjoys views and excellent privacy, with no overlooking neighbours to the rear. This beautifully positioned outdoor space is perfect for relaxing, socialising, or making the most of outdoor living.

Further benefits include off-road parking and a garage, offering both convenience and secure vehicle storage. The property has been well maintained and is presented in excellent condition throughout, allowing a smooth and stress-free move. Offered with no onward chain, this bungalow represents a rare opportunity to acquire a superb home in a highly desirable location.



PORCH 4'02" x 2'06" (1.27m x 0.76m )

HALLWAY 4'01" / 2'10" (1.24m / 0.86m )

LIVING ROOM 11'01" x 18'01" (3.38m x 5.51m )

DINING ROOM 7'10" x 11'11" (2.39m x 3.63m )

KITCHEN 8'0" x 12'08" (2.44m x 3.86m )

BEDROOM ONE 14'01" x 9'11" (4.29m x 3.02m )

BEDROOM TWO 8'08" x 10'11" (2.64m x 3.33m )

BEDROOM THREE 7'11" x 9'11" (2.41m x 3.02m )

BATHROOM 5'05" x 9'0" (1.65m x 2.74m )

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BRISTOL





| Energy Efficiency Rating                    |  | Current   | Potential |
|---|--|---|-----------|
| Very energy efficient - lower running costs |  |   |           |
| (92 plus) A                                 |  |   |           |
| (81-91) B                                   |  |   |           |
| (69-80) C                                   |  |   |           |
| (55-68) D                                   |  | 60  | 74        |
| (39-54) E                                   |  |   |           |
| (21-38) F                                   |  |   |           |
| (1-20) G                                    |  |   |           |
| Not energy efficient - higher running costs |  |   |           |
| <b>England &amp; Wales</b>                  |  | EU Directive 2002/91/EC  |           |

