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*Heol Y Doc Glanhau*

CARDIFF

VALE

CAERPHILLY

BRISTOL



*This is a fantastic home to bring to market, modern, low-maintenance, and perfectly suited to today's buyers. The open-plan layout, two double bedrooms, and desirable location close to amenities and waterfront walks make it highly appealing to first-time buyers, professionals, and investors alike. It's a property that's easy to recommend and even easier to fall in love with.*

Comments by Miss Georgia Farr



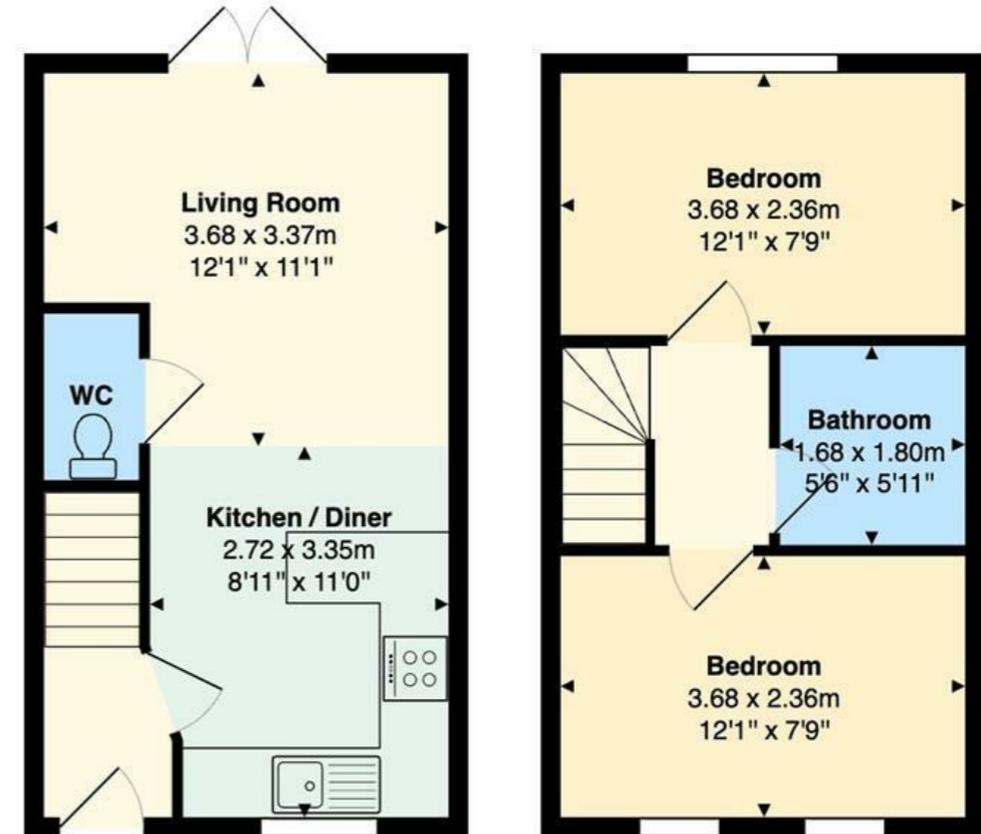
**Property Specialist**

**Miss Georgia Farr**

Sales Negotiator

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## Heol Y Doc Glanhau, Barry, CF63 4RY

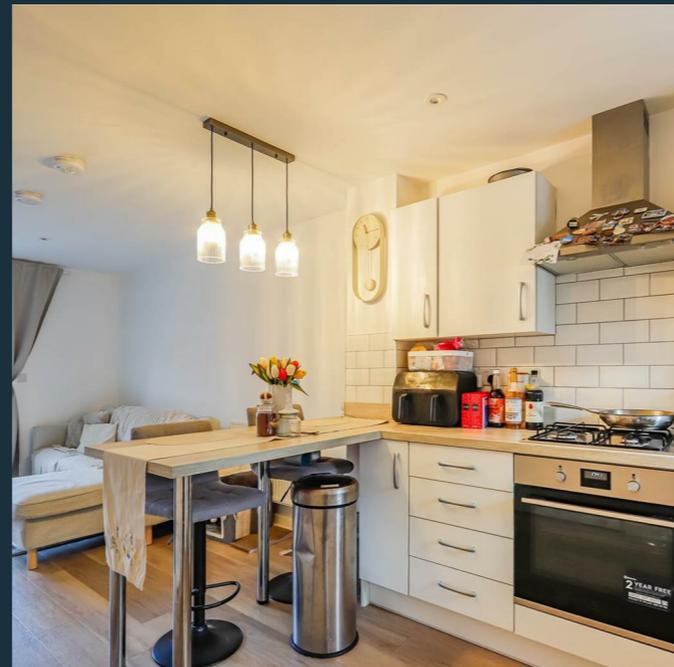


Total Area: 49.4 m<sup>2</sup> ... 532 ft<sup>2</sup>

All measurements are approximate and for display purposes only

*I've loved living here for its modern, open-plan layout and the strong sense of community in the area. The location has been perfect—close to everything I need, with lovely waterfront walks just moments away. It's been a comfortable and easy place to call home.*

Comments by the Homeowner





# Heol Y Doc Glanhau

, Barry, CF63 4RY

Guide Price

£230,000



2 Bedroom(s)



1 Bathroom(s)



548.00 sq ft



Contact our  
**Knights Barry Branch**

01446 700222

Set within the sought-after area of Heol Y Doc Glanhau in Barry, this beautifully presented new-build home perfectly combines contemporary style with a welcoming community feel. Offering approximately 548 square feet of living space, the property features two generous double bedrooms—ideal for small families, first-time buyers, or professionals.

The open-plan living space is thoughtfully designed for both relaxing and entertaining, creating a bright and sociable hub of the home. A modern family bathroom is located upstairs, complemented by a convenient ground-floor WC for added practicality.

Ideally positioned, the property is within easy reach of local shops, schools, and excellent transport links, making everyday life effortless. The surrounding neighbourhood offers a friendly, vibrant atmosphere, while scenic waterfront walks nearby provide the perfect escape for fresh air and leisure.

This is a fantastic opportunity to secure a stylish home in one of Barry's most desirable locations—early viewing is highly recommended.



LIVING ROOM 12'1 x 11'11 (3.68m x 3.63m)

KITCHEN/DINER 8'11 x 11'0 (2.72m x 3.35m)

BEDROOM ONE 12'1 x 7'9 (3.68m x 2.36m)

BEDROOM TWO 12'1 x 7'9 (3.68m x 2.36m)

BATHROOM 5'6 x 5'11 (1.68m x 1.80m)

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			99
(81-91) B		84	
(69-80) C			
(55-68) D			
(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	

