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*Westward Rise*

CARDIFF

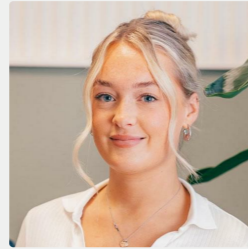
VALE

CAERPHILLY

BRISTOL



Comments by Miss Georgia Farr



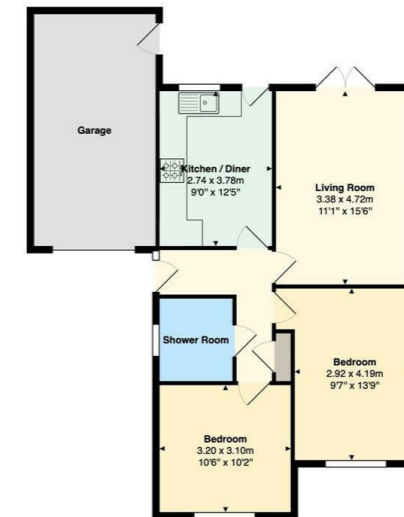
**Property Specialist**  
**Miss Georgia Farr**  
 Sales Negotiator

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Comments by the Homeowner

Westward Rise, Barry, CF62 6NQ



Total Area: 77.3 m<sup>2</sup> ... 832 ft<sup>2</sup>  
 All measurements are approximate and for display purposes only



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		69	75
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		



# Westward Rise

, Barry, CF62 6NQ

£350,000

2 Bedroom(s) 1 Bathroom(s) 635.00 sq ft



Contact our  
**Knights Barry Branch**

01446 700222

Situated in the highly desirable Westward Rise area of Barry, this beautifully maintained bungalow combines comfort, privacy, and convenience in an attractive residential area.

The property welcomes you with a spacious and inviting reception room, offering the perfect space for both relaxing and hosting. There are two generously sized double bedrooms, providing comfortable accommodation for homeowners and guests alike, while the well-appointed shower room is designed with practicality in mind.

Externally, the home continues to impress with ample off-road parking for multiple vehicles, complemented by a garage offering secure parking or valuable additional storage space.

To the rear, the low-maintenance garden provides a peaceful and private outdoor retreat, benefiting from a lack of overlooking neighbours and creating an ideal setting for relaxing, gardening, or entertaining family and friends.

Offered to the market with no onward chain, this delightful bungalow presents an excellent opportunity for those looking to move quickly. Whether you are downsizing, or searching for a tranquil home in a sought-after location, this charming property is sure to appeal.



HALLWAY 3'07" / 2'10" (1.09m / 0.86m)

LIVING ROOM 11'0" x 15'06" (3.35m x 4.72m )

KITCHEN 12'05" x 9'03" (3.78m x 2.82m )

BEDROOM ONE 9'07" x 13'09" (2.92m x 4.19m )

BEDROOM TWO 10'02" x 10'06" (3.10m x 3.20m )

BATHROOM 5'10" x 6'07" (1.78m x 2.01m )

GARAGE 9'09" x 18'07" (2.97m x 5.66m )



CARDIFF VALE CAERPHILLY BRISTOL

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