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CARDIFF

VALE

CAERPHILLY

BRISTOL



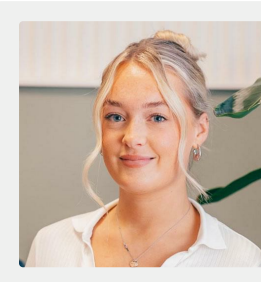
Mariners Walk

THE WATERFRONT



A great floorplan on the quieter side of the estate. It is a great, convenient location for all. The off road parking for two adds to the convenience too.

Comments by Miss Georgia Farr



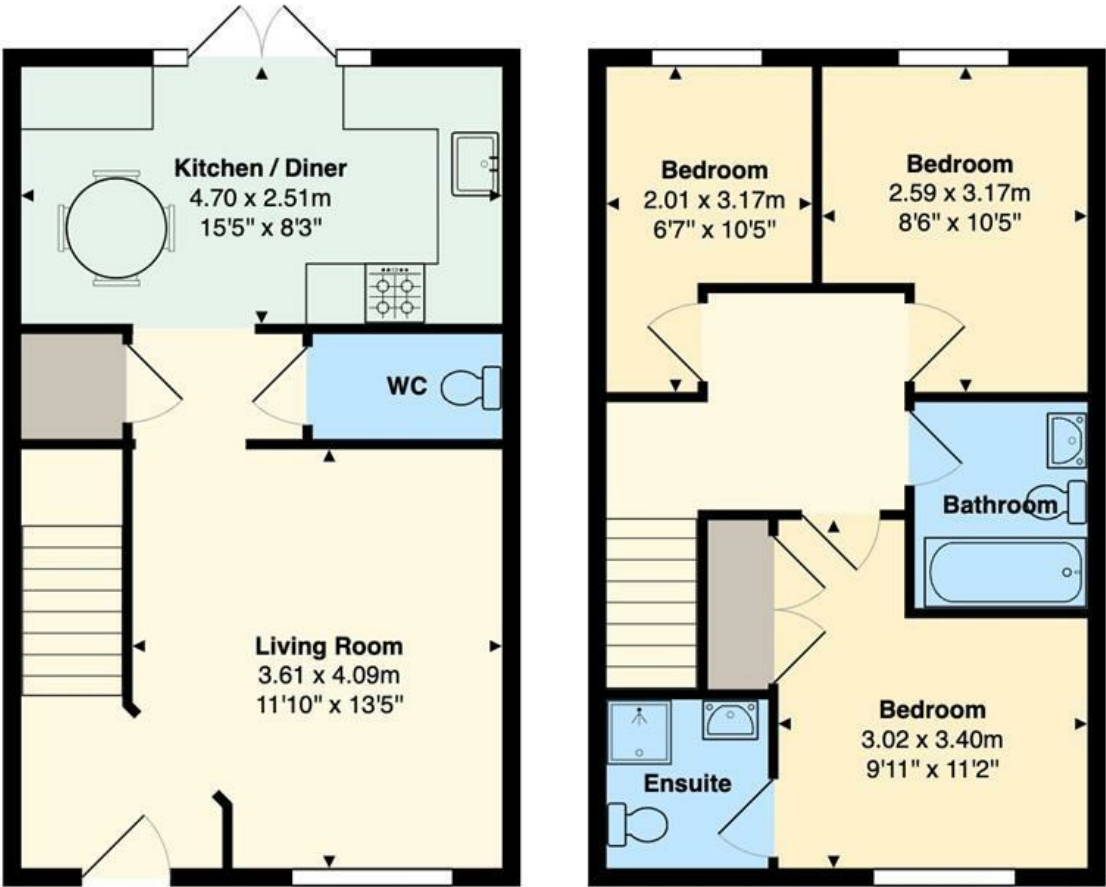
Property Specialist

Miss Georgia Farr

Sales Negotiator

georgia@jeffreycrossandknights.co.uk

Mariners Walk, Barry, CF62 5AY



Total Area: 73.6 m² ... 792 ft²

All measurements are approximate and for display purposes only

We have loved living here, we are going to downsize and stay local. We love that we can lock up and walk to a number of our favorite places with the dogs. After purchasing, we have redone the kitchen and leveled the garden to suit us better.

Comments by the Homeowner





Mariners Walk

The Waterfront, Barry, CF62 5AY

Offers Over

£260,000



3 Bedroom(s)



2 Bathroom(s)



792.00 sq ft



Contact our
Knights Barry Branch

01446 700222

Situated on the popular Mariners Walk on Barry's Waterfront, this spacious end-terrace home offers well-proportioned accommodation, a newly fitted kitchen/diner and three bedrooms.

The property briefly comprises an entrance hall, a generous reception room, a useful downstairs WC and a recently renovated kitchen/diner. The kitchen provides a modern and practical space with plenty of room for dining, making it ideal for both everyday living and entertaining.

Upstairs, there are three good-sized bedrooms along with two bathrooms, offering plenty of flexibility for families, couples or those looking for additional space.

Outside, the property benefits from two allocated off-road parking spaces. The Waterfront location also offers plenty of convenience, with local shops, schools and transport links within easy reach, as well as the nearby coastal walks and waterfront promenade.

With its spacious accommodation, modern kitchen/diner, downstairs WC and convenient Waterfront setting, this is a great opportunity to purchase a well-positioned home in one of Barry's popular residential areas.



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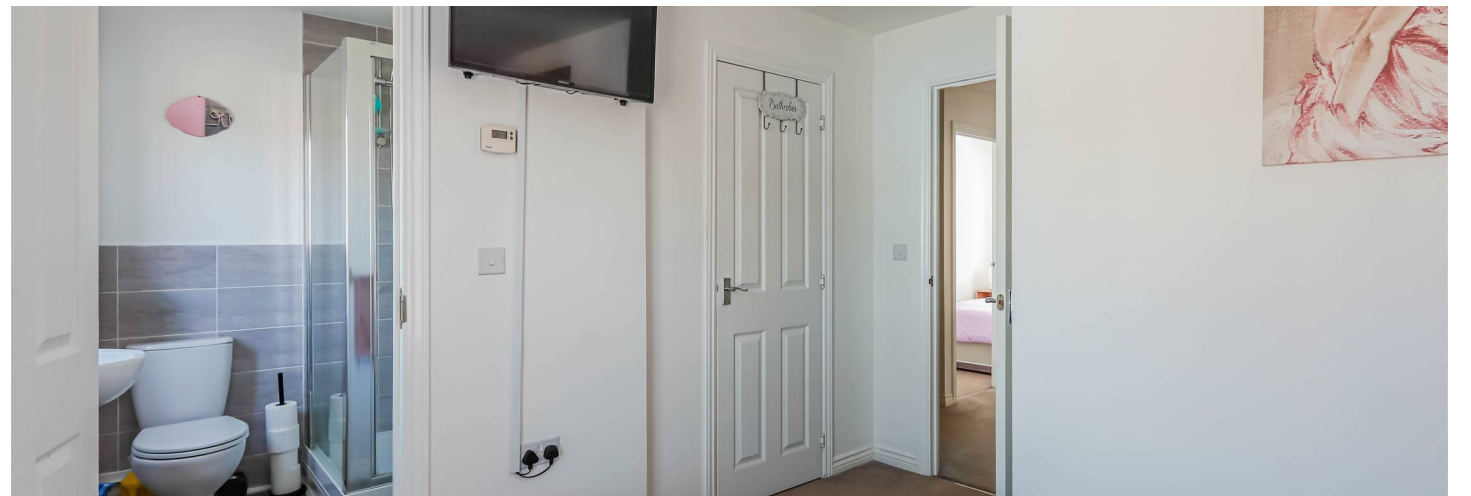
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- HALLWAY 6'05" / 3'03" (1.96m / 0.99m)
- LIVING ROOM 11'10"x 13'05" (3.61mx 4.09m)
- INNER HALLWAY 3'04" / 5'04" (1.02m / 1.63m)
- W/C 3'04" x 6'01" (1.02m x 1.85m)
- KITCHEN/DINER 8'03" x 15'03" (2.51m x 4.65m)
- BEDROOM ONE 11'02" / 8'0" x 9'11" (3.40m / 2.44m x 3.02m)
- EN-SUITE 5'05" x 5'09" (1.65m x 1.75m)
- BEDROOM TWO 10'06" x 8'06" / 7'04" (3.20m x 2.59m / 2.24m)
- BEDROOM THREE 10'06" / 6'11" x 6'07" / 4'0" (3.20m / 2.11m x 2.01m / 1.22m)
- BATHROOM 5'06" x 6'07" (1.68m x 2.01m)





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	80	85
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

