

www.knights.uk.com

CARDIFF

VALE

CAERPHILLY

BRISTOL



Ffordd Pentre

THE WATERFRONT



This beautifully presented home is the definition of move-in ready. Offering modern, low-maintenance living, a sunny south-facing garden and spacious accommodation throughout, it's perfectly suited to first-time buyers, young families and professionals alike. Situated on the popular Ffordd Pentre development, with excellent access to local amenities, schools and transport links, this is a fantastic opportunity to purchase a home in one of Barry's most sought-after locations.

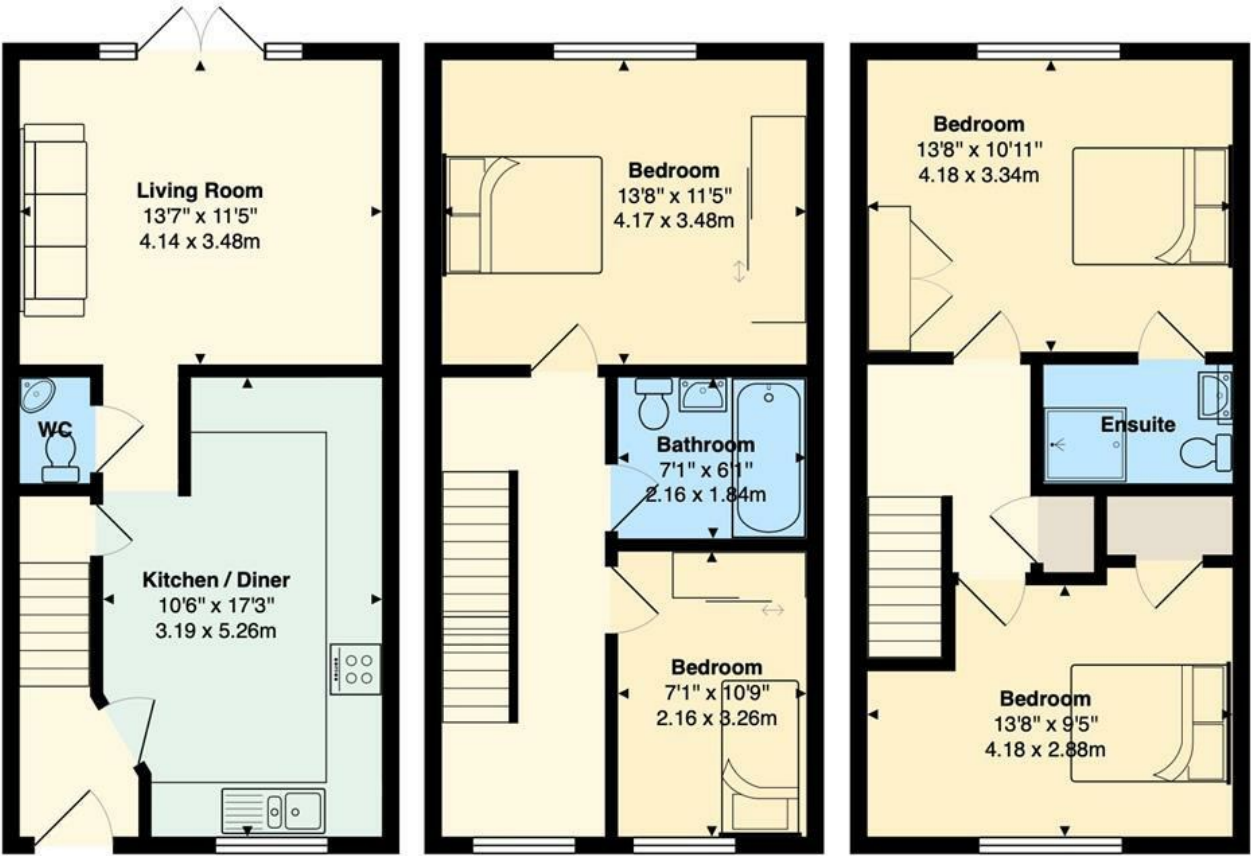
Comments by Mrs Samantha Draisey



Property Specialist
Mrs Samantha Draisey
Branch manager

samantha@jeffreycrossandknights.co.uk

Ffordd Pentre, Barry

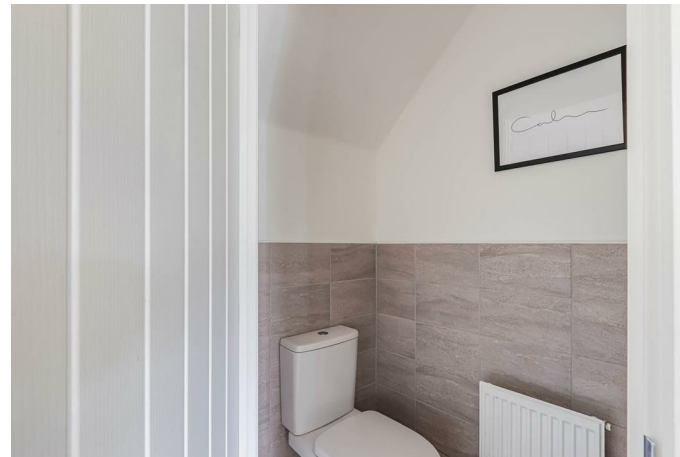


Total Area: 1196 ft² ... 111.1 m²
All measurements are approximate and for display purposes only

Although we have only lived here for a short time, we have made some wonderful memories and have truly enjoyed calling this house our home. We have loved the friendly community, the convenient location and the sunny south-facing garden. We hope the next owners enjoy living here just as much as we have

Comments by the Homeowner





Ffordd Pentre

The Waterfront, Barry, CF62 5DN

Guide Price

£325,000



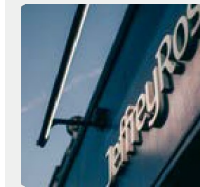
4 Bedroom(s)



2 Bathroom(s)



1216.32 sq ft



Contact our
Knights Barry Branch

01446 700222

Situated on the ever-popular Ffordd Pentre development in Barry, this beautifully presented four-bedroom home offers modern, turnkey living ideal for first-time buyers, young families and those looking to upsize. Immaculately maintained throughout, the property boasts a spacious reception room, four well-proportioned bedrooms and the added benefit of two contemporary bathrooms.

To the rear, a south-facing garden provides the perfect space for outdoor entertaining, family activities or simply relaxing in the sunshine. Further benefits include off-road parking and a convenient location close to local amenities, schools and transport links.

Ready to move straight into, this wonderful home combines style, comfort and practicality in a highly sought-after residential location. Early viewing is highly recommended.

CARDIFF

VALE

CAERPHILLY

BRISTOL

www.knights.uk.com



KITCHEN/DINER 17'3 x 10'6 (5.26m x 3.20m)

LIVING ROOM 13'7 x 11'5 (4.14m x 3.48m)

BEDROOM ONE 13'8 x 10'11 (4.17m x 3.33m)

BEDROOM TWO 13'8 x 9'5 (4.17m x 2.87m)

BEDROOM THREE 13'8 x 11'5 (4.17m x 3.48m)

BEDROOM FOUR 10'9 x 7'1 (3.28m x 2.16m)

BATHROOM 7'1 x 6'1 (2.16m x 1.85m)





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		95
(81-91) B	85	
(69-80) C		
(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 	

