

1 Windsor Place

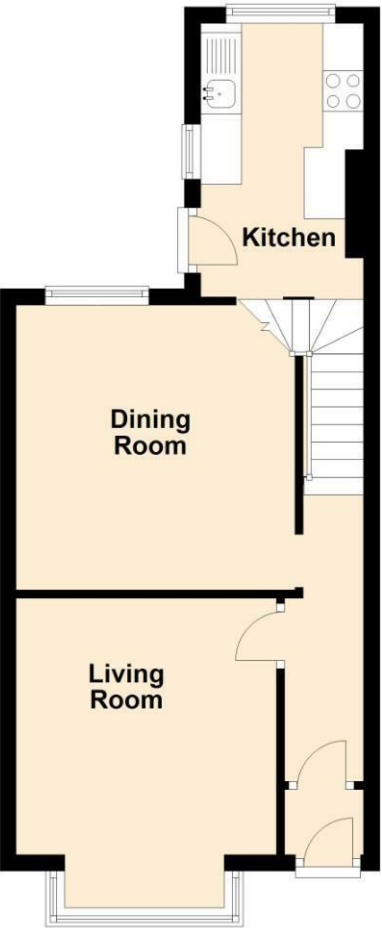


4 Andrews Buildings
Stanwell Road
Penarth CF64 2AA

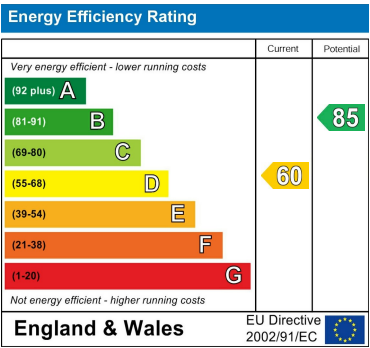
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Ground Floor



First Floor



SHEPHERD SHARPE



1 Windsor Place

Penarth CF64 1JP

£275,000

One of just two residential properties found at the end of a no through road, close to the town centre, easy access to Dingle Road railway station and main bus route. This pretty two bedroom semi detached house has planning permission for a single story extension to rear and a loft conversion. Comprises porch, hallway, two separate reception rooms, small kitchen, two double bedrooms and large bathroom/shower room. Some upgrading required. Gas central heating with combination boiler. Front and rear gardens. Freehold. NO ONWARD CHAIN.

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Part glazed uPVC double glazed door to porch.

Porch
Carpet, access to gas meter, art deco stained glass door.

Hallway
Laminate floor, access to electric meter with fuse board, radiator, cornice.

Reception Room 1
12'11" (into bay) x 10'5" (3.96m (into bay) x 3.20m)
uPVC double glazed square bay window to front looking onto pretty front garden. Laminate floor, radiator, gas fire (untested), tiled fireplace, cornice.

Reception Room 2
11'5" x 11'1" (3.48m x 3.38m)
uPVC double glazed window to rear. Laminate floor, radiator, gas fire (untested).

Kitchen
10'11" x 7'9" (3.35m x 2.38m)
Requiring refurbishment. Comprises white base and eyelevel cupboards. contrast worktop. Laminate floor, radiator, access to under stairs storage, gas point, space for washing machine and fridge/freezer. UPVC double glazed window to side and rear, uPVC double glazed door to garden.

First Floor Landing
Original cupboard, loft access, carpet.

Bedroom 1
14'0" x 10'2" (4.29m x 3.12m)
Two uPVC double glazed windows to front. New carpet, radiator, decorated in white.

Bedroom 2
11'3" x 8'6" (3.45m x 2.61m)
uPVC double glazed window to rear. Carpet, radiator, airing cupboard housing Ideal Logic combination boiler.

Bathroom
10'7" x 7'9" (3.23m x 2.37m)
A decent size bathroom which has been subsequently converted into a contemporary shower room. Comprising low profile shower enclosure with toughened glass shower screen, Mira electric shower with rainfall shower and sliding attachment, contemporary wash basin and wc. Attractive tiling to floor, white tiling to splash back areas, radiator. uPVC double glazed window.

Front Garden
The property is well back from Windsor Place, pretty well laid out lawned front garden with mature planting to one side and the pathway leading to the front door, side access to the rear garden.

Rear Garden
Enclosed in private rear garden with wide side return and patio, timber shed, outside water.

Additional Information
Current owners have obtained planning permission to extend the rear of the property at single story and convert the loft with a front and rear facing dormer.



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Council Tax
Band C £1,665.96 p.a. (23/24)

Post Code
CF64 1JP

