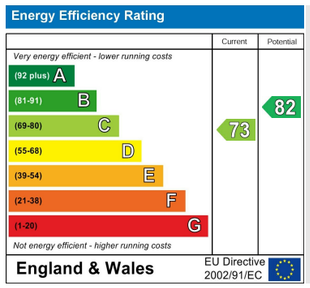
4 Andrews Buildings
Stanwell Road
Penarth CF64 2AA

All enquiries: 029 2070 7999
Sales and general enquiries: info@shepherdsharpe.com
Lettings enquiries: lettings@shepherdsharpe.com

Monday – Friday
9am – 5.30pm
Saturday
9am – 5pm

Second Floor

Total area: approx. 74.7 sq. metres (803.8 sq. feet)
Flat 2, 10 Royal Buildings



SHEPHERD SHARPE

Flat 2, 10 Royal Buildings Stanwell Road

Penarth CF64 3ED

£215,000

Situated in an ideal central location close to the railway station and Penarth town centre is this beautifully presented two double bedroom second floor apartment found in this attractive period late Victorian property. The property offers an attractive blend of well proportioned rooms with traditional features and modern fittings. Comprising hallway, lounge/dining area, kitchen, two double bedrooms (both with pretty fireplaces), bathroom and separate wc. Gas central heating, lovely period features including fireplaces, picture rails and cornices. Long lease (share of freehold). NO FORWARD CHAIN.

The property is accessed from the ground floor via the communal hallway which provides access to the three separate apartments, communal entry phone system.

Front door to private hallway.

Hallway
Solid flooring, large built-in cupboard/storage with mirror doors, entry phone.

Lounge/Dining Room
16'0" x 15'10" (4.90m x 4.85m)
A very spacious living room. Two original sash windows to front. Plenty of space for both lounge and dining room furniture, cornice, fireplace, carpet, radiator with cover.

Kitchen
7'0" x 9'10" (2.15m x 3.02m)
The kitchen has a number of base units in shaker style with wooden worktops, sink and drainer, small breakfast bar. Integrated appliances to include electric oven and hob, plumbing for washing machine, combination boiler, radiator, continuation of flooring from hallway. uPVC double glazed window to rear. Open plan to the utility area.

Utility Area
4'5" x 4'3" (1.35m x 1.30m)
Solid flooring running from the kitchen, useful fitted cupboard, space fridge/freezer and door to wc.

W.C.
Solid flooring, contemporary wash basin and wc.

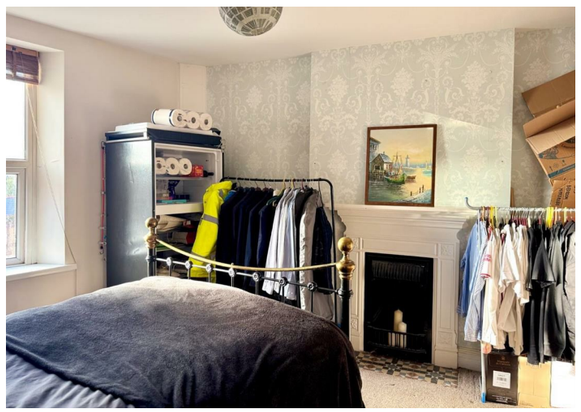
Bedroom 1
15'3" x 12'1" (4.65m x 3.70m)
A lovely bedroom. Two original beautiful sash windows to front. Period fireplace, original cornice, radiator with cover, carpet.

Bedroom 2
13'9" x 13'7" (4.21m x 4.16m)
A generous second double bedroom. uPVC double glazed window to rear. Original period fireplace, radiator, carpet.

Bathroom
Fully tiled, comprising panelled bath with shower over, clear glass shower screen, wash hand basin with storage beneath, mirror, radiator. Original sash window to front.

Share of Freehold
The property is leasehold (CYN 810471) with a share of the freehold.
Lease 999 years from 1st November 2006.
Maintenance/Service Charge £600 p.a.
Management Company know as Royal Buildings (Penarth) Management Company (4 share holders).

Council Tax
Band D £2,124.01 p.a. (25/26)

Post Code
CF64 3ED

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