



£199,950

Llys yr Eglwys, Penarth

Flat | 2 Bedrooms | 1 Bathroom

01446 488288

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# Step Inside

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## Key Features

- No Onward Chain
- Perfect for First Time Buyers, Downsizer and Investors Alike
- Stunning Sea Views
- Convenient Location
- Move-in Ready
- Two Double Bedrooms

## Property Description

Botham Williams is proud to bring to market this beautiful 2-bedroom Top Floor Flat in Penarth. Discover the perfect blend of comfort, style, and location in this contemporary 2-bedroom flat. Situated in a prime spot, it offers breath-taking panoramic views of Cardiff Bay and the city skyline. You'll also have easy access to local shops, cafes, restaurants and bars within walking distance of both Penarth town centre and the barrage leading to Cardiff Bay.

## Main Particulars

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This well maintained property comprises of an entrance way, kitchen/diner, living room, bathroom and two double bedrooms.

Living room 3.5m x 4.9m

The living room is bathed in natural light, creating an inviting space for relaxation and entertaining whilst also benefiting from a fantastic view over Cardiff bay and the cityscape. Carpeted flooring and electric wall mounted radiator.

Kitchen 3.6m x 4.5m

The sleek kitchen is equipped with ample counter space and storage, with space for washing and integrated oven and over the counter electric hob with a window looking out to the breath-taking scenery. There is also an intentional dining space within the kitchen area with ample space for dining table and chairs. Tiled walls which complement the worktops and vinyl flooring.

Master bedroom 3.2m x 3.3m

Spacious double bedroom with window looking out to the front of the building. Carpeted flooring.

Bedroom 2 2.8mx2.7m

The second double bedroom is versatile, ideal for guests, a home office, or storage. Carpeted flooring. Window looking out to the front of the property.

Family bathroom 1.6m x 2.2m

This bathroom presents an excellent canvas for those looking to put their stamp on a space while maintaining the essential elements of a functional bathroom. A traditional white three piece bathroom suite which comprises of a bath with an overhead electric shower, WC with window above and sink. Tiled walls and vinyl flooring.

Service charges include maintenance of grounds and shared areas. Botham Williams recommends that service charges, ground rent and lease details are researched and discussed with your conveyancer.





Telephone: 01446 488288



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