



£275,000

Enfield Drive, Barry

Semi-Detached House | 3 Bedrooms | 1 Bathroom

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# Step Inside

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## Key Features

- Semi-detached property
- 3 bedrooms
- Larger than average property with a conservatory
- Driveway
- Excellent transport links to M4 Cardiff/Bridgend
- Whitmore High Catchment
- Large plot with potential to extend (STPP)

## Property Description

Botham Williams is thrilled to present this stunning 3-bedroom semi-detached home in the highly sought-after Hunters Ridge Estate, Barry. Step inside to discover a welcoming hallway leading to a spacious lounge, a modern kitchen/dining room, and a charming conservatory. Upstairs, you'll find three cosy bedrooms and a stylish family bathroom. Outside, the property features a convenient driveway and an inviting enclosed rear garden. There is also potential to extend subject to planning permission. Don't miss out on this fantastic opportunity to make this beautiful house your new home!

## Main Particulars

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### Entrance

A front garden with a hardstand for two cars, mature shrubbery giving access to a UPVC double glazed door.

### Hallway

Wood effect flooring, stairs rising to the first floor, an alarm panel and a radiator.

### Lounge 4.39m x 3.53m

A great sized room, with wood effect flooring, a front aspect double glazed window, a radiator and double doors leading into the kitchen/dining room.

### Kitchen / Dining Room 4.47m x 3.10m

The wood-effect flooring seamlessly extends into the open-plan conservatory, providing ample space for a dining table. The kitchen is thoughtfully designed with a breakfast bar that separates it from the dining area. It features a range of wall and base units, an inset sink with a drainer, and an electric hob with an overhead hood and a newly installed oven below. Additional conveniences include plumbing for multiple appliances, space for a fridge/freezer, and elegant tiling on the floor, stainless steel splashback, and surfaces. The rear aspect is highlighted by a UPVC double-glazed window, and the kitchen is illuminated with inset spotlights throughout. Plus, the space is equipped with two radiators.

### Conservatory 3.76m x 2.26m

This charming conservatory features a partial brick and UPVC construction with stylish wood-effect flooring. Side aspect UPVC double-glazed French-style doors provide easy access to the garden. There is also a radiator.

### First Floor

#### Landing

The space includes fitted carpet for added comfort and a convenient storage cupboard housing the central heating boiler. Additionally, there is easy access to the loft, providing extra storage options.

#### Bedroom 1 3.45m x 2.67m

A double room with wood effect laminate flooring, a front aspect UPVC with beautiful views of the channel and countryside, double glazed window, built in storage above the stairs and fitted wardrobes. Radiator.

#### Bedroom 2 2.74m x 2.24m

Another double room at the back of the house with laminate flooring, a rear aspect UPVC double glazed window and a radiator.

#### Bedroom 3 2.31m x 2.18m

A single room located at the rear of the house with laminate flooring, a rear aspect UPVC double glazed window and a radiator.

### Bathroom

A three piece suite comprising a panelled bath with a Victorian style mixer tap, a shower attachment and an electric shower above. A low level W.C and finally a pedestal wash hand basin. There are partially tiled walls, an obscure PVCu double glazed window to the side aspect and a radiator.

### Outside

#### Front Aspect

The decorative front garden is primarily laid with stone chippings and complemented by a variety of shrubs, creating an appealing entrance. The property also benefits from a convenient driveway which has space for 2 cars.

#### Rear Garden

The enclosed rear garden features a mix of patio paving stones, decking area to the rear and a well-maintained lawn. It also includes two storage sheds and convenient access to the front of the property.





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