



£399,950

Hawthorn Road, Barry

Semi-Detached House | 3 Bedrooms | 1 Bathroom

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Step Inside

Key Features

- Extended 3 Bedroom semi-detached extended property
- West end location with fantastic school catchments
- Impeccably decorated throughout
- Utility Room
- Garage
- Off road parking for multiple vehicles

Property Description

Botham Williams is thrilled to present this beautiful extended three-bedroom semi-detached gem, located in the highly coveted West end of Barry.

Main Particulars

Botham Williams is thrilled to present this beautiful extended three-bedroom semi-detached gem, located in the highly coveted West end of Barry. This fantastic home offers a hallway, separate living room, open plan lounge/diner/kitchen, utility and ground floor WC. On the first floor are 2 bedrooms, a large bathroom and an office. Then up into the loft there is an impressive master bedroom. There are enclosed gardens to front and rear a driveway providing off road parking for multiple vehicles and a detached single garage.

One of the real benefits of this house is its location and access to green space. It is set on the edge of Porthkerry Country Park, The Knapp is a stones-throw away, as is Romilly Park and Barry Island. It is the perfect area for families or those who love the outdoors. The area is easily commutable for Cardiff, especially with two train stations within walking distance. The area is also well equipped for schools and is catchment for Romilly Primary School and Whitmore High. The area also has lots of local amenities right on the doorstep with Park Crescent a few streets away.

Hallway

Step into this inviting entrance hallway through a stylish composite door. The hallway features stairs rising to the first floor, with cleverly concealed storage cupboards underneath, perfect for tucking away coats and shoes. Thoughtfully designed with modern conveniences, including power points, a radiator, and a side window.

Living Room - 3.76m x 3.07m

This bright living room is situated at the front of the property, offering a peaceful retreat with a large front-facing window that floods the space with light. The room is complete with elegant wood flooring, a TV point, ample power points for all your devices, and a radiator.

Open-Plan Kitchen/Dining/Living Room - 7.57m x 5.69m

This beautifully designed open-plan space is the heart of the home. The modern kitchen features sleek fitted base units topped with solid marble worktops, offering plenty of prep space. The kitchen is equipped with a range of high-end integrated appliances, including a Neff double oven, induction hob, cooker hood, and a discreet integrated dishwasher. A premium undermounted stainless steel one-and-a-half bowl sink with mixer tap completes the luxurious feel.

The dining area flows effortlessly into a bright living space, making it perfect for family gatherings or entertaining. Skylights above bathe the room in natural light, and the expansive bi-folding doors open onto the landscaped rear garden, seamlessly blending indoor and outdoor living. The space includes wood flooring, multiple power

points, and a radiator to ensure year-round comfort. There's ample room for a large dining table and seating area, creating a wonderful social hub for the home.

Utility Room

Offering practical functionality, the utility room features a continuation of the kitchen's luxurious marble worktops, with plumbing for a washing machine and space for a tumble dryer. There's also convenient access to the outdoors via a side door leading onto the driveway.. Additional features include power points and a rear-facing window.

Cloakroom

Located off the utility, this sleek cloakroom is fitted with a modern W.C., a wash hand basin with tiled splashback areas, and a radiator. It's perfect for guests and ensures the main bathroom remains private for family use.

Landing

The carpeted landing adds warmth and comfort, with power points and a side window letting in natural light. It serves as a gateway to the first-floor rooms and the second-floor loft conversion.

Bedroom Two - 3.84m x 3.28m

This spacious double bedroom, located at the front of the property, offers a tranquil retreat with a large window that overlooks the front garden. The room is fully carpeted for comfort and includes power points and a radiator.

Bedroom Three - 3.86m x 3.33m

A generously sized double bedroom with views over the rear garden, this room provides a peaceful escape. Featuring soft fitted carpets, power points, and a radiator.

Bathroom (Extended)

Indulge in luxury with this extended family bathroom, featuring modern fixtures and a high-end finish. Relax in the freestanding bath with a tower tap or enjoy the convenience of a separate shower cubicle. The W.C. and wash hand basin are complemented by stylish splashback tiles, and the space also includes a radiator, extractor fan, and a built-in cupboard concealing the boiler.

Home Office - 2.24m x 1.75m

Perfect for those working from home, this compact home office offers everything you need for a productive workspace. Fitted with carpet, power points, a radiator, and

a window to the front, this room provides a quiet and comfortable environment. A staircase leads up to the second-floor loft conversion, offering additional flexibility for use.

Bedroom One - 5.79m x 4.04m

An impressive loft conversion, completed to building regulations, adds a large and luxurious master suite to the property. With vaulted ceilings and two rear-facing skylights, this room is flooded with natural light. The space features fitted carpet, power points, and a radiator, offering a bright and airy feel with ample room for bedroom furniture and a potential seating area.

Outside

To The Front

The front of the property is designed for maximum convenience and curb appeal, featuring a resin-coated driveway with ample parking for multiple vehicles alongside a laid to lawn. A pull-up-and-over door provides access to the detached garage, offering additional storage or parking. The outdoor space also includes an outside tap and stylish exterior lighting, enhancing both practicality and aesthetics.

Detached Garage - 5.23m x 2.69m

The detached garage offers generous storage or parking space, with a pull-up-and-over door for ease of access. It also features power points, providing the potential for a workshop or hobby space.

To The Rear

Step into the beautifully landscaped rear garden, an oasis of calm and perfect for outdoor living. The garden is fully enclosed with fencing for privacy and features a mix of patio areas for outdoor dining, artificial grass for low-maintenance greenery, decorative pebbled areas, and raised decking, ideal for entertaining or relaxing. There's also an outside tap, perfect for watering plants or washing down the patio. Whether you're hosting a barbecue, enjoying a quiet morning coffee, or watching the sunset, this garden offers the perfect space for year-round enjoyment.



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