



£425,000

17 Suran-Y-Gog, Barry

Detached House | 4 Bedrooms | 3 Bathrooms

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ESTABLISHED 1995

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Step Inside

Key Features

- Detached 4-bedroom family home in a sought-after location
- Stunning modern Wren kitchen, family room & orangery
- Four double bedrooms, family bathroom + en suite to master
- Recent upgrades: oak-style doors, USB sockets, stylish black fittings & new fuse box (2025)
- South-facing rear garden – private, low-maintenance & ideal for entertaining
- Garage + large driveway for 3–4 vehicles

Property Description

Botham Williams are delighted to present this beautifully maintained detached family home, perfectly positioned in the ever-popular Pencoedtre Village. The current owners have tastefully upgraded the property with stylish features such as oak-effect internal doors, USB charging sockets, contemporary black door hardware, and a brand-new fuse box (installed in 2025).

Main Particulars

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The current owners have tastefully upgraded the property with stylish features such as oak-effect internal doors, USB charging sockets, contemporary black door hardware, and a brand-new fuse box (installed in 2025).

Offering a flexible and well-thought-out layout, this home boasts generous reception areas, a stunning Wren kitchen, and an impressive orangery extension complete with bi-fold doors. Upstairs, you'll find four spacious double bedrooms, a modern family bathroom, and a private en suite to the master bedroom.

Externally, the property benefits from a secluded, south-facing rear garden, along with a garage and a driveway providing ample off-road parking.

Conveniently located on the outskirts of Barry, the home offers excellent access to Cardiff, the M4, and lies within the catchment area for several well-regarded schools, including Ysgol Gwaun y Nant, Palmeston, St Helens, All Saints, Pencoedtre High, Bro Morgannwg, and St Richard Gwyn.

Entrance Hall

Entered through a modern front door, the hallway features smooth walls, a coved ceiling, and tile-effect laminate flooring. Carpeted stairs lead to the first floor. Double-glazed panel doors open into the lounge, while oak-style doors lead to the WC and kitchen/family room. Finished with a sleek black column radiator.

WC 1.02m x 1.27m

Continuing the same flooring, this stylish cloakroom includes a white suite with a concealed cistern WC and wall-mounted wash basin. Finished with part-tiled walls, a front-facing window, radiator, recessed spotlights, and a fitted mirror.

Living Room

3.40m x 5.82m

A beautifully presented lounge with front aspect window and double doors leading out to the rear garden. Carpeted flooring, fireplace, and radiator.

Kitchen / Family Room (3.63m x 5.94m)

A beautifully designed Wren kitchen, installed approximately two years ago, featuring a wide selection of soft-close wall and base units complemented by sleek worktops. Includes a one-and-a-half bowl sink with mixer tap, integrated wine cooler, 5-ring gas hob, waist-height double oven, built-in microwave, and dishwasher. A convenient pull-out bin and recycling storage add to the kitchen's practicality.

The space also includes a breakfast bar for casual dining, flowing into a cosy family area with a bespoke media wall. Dual aspect windows allow for plenty of natural light. A rear lobby offers space for an American-style fridge/freezer, access to an under-stairs cupboard, and leads seamlessly into the orangery.

Orangery Extension

3.43m x 4.09m

A stunning, light-filled extension ideal for entertaining or relaxing. Bi-fold doors open directly onto the rear garden, creating a perfect indoor/outdoor living experience. Features include two side aspect windows, a contemporary black column radiator, USB charging sockets, and recessed ceiling lights.

Landing

A fully carpeted landing with loft access, built-in storage cupboard, and doors leading to all bedrooms and the family bathroom. Includes a central heating radiator.

Bedroom One

3.48m x 3.51m

A spacious double bedroom with a rear-facing window, built-in wardrobes, central heating radiator, and access to a private en suite.

En Suite

1.50m x 2.13m

Modern en suite featuring a walk-in shower with a thermostatic rainfall head and riser, close-coupled WC, and wash basin with integrated vanity storage. Finished with part-tiled walls, a ladder-style heated towel rail, and a rear-facing window.

Bedroom Two

2.44m x 2.92m

A comfortable double bedroom with a front aspect window, fitted carpet, and radiator.

Bedroom Three

2.84m x 2.95m

A well-proportioned double bedroom featuring built-in wardrobes, carpeted flooring, a rear-facing window, and radiator. Measurements exclude the depth of the wardrobes.

Bedroom Four

2.29m x 3.25m

Another generously sized double room with laminate flooring, front aspect window, and central heating radiator.

Bathroom

2.01m x 2.64m

A modern and stylish family bathroom fitted with a panelled bath and thermostatic shower over, pedestal wash basin, and WC. Additional features include a ladder-style heated towel rail, recessed ceiling lights, and an opaque front window for privacy.

Front Garden

Low-maintenance frontage with mature shrubs and trees, decorative stone chippings, and stepping stone path.

Rear Garden

Refurbished around three years ago, this private, south-facing garden is perfect for entertaining. It includes a tiled patio area, steps leading to a low-maintenance artificial lawn, and a raised decked seating area. Additional features include solar lighting, an outdoor tap, side access gate, and a pedestrian door to the garage.

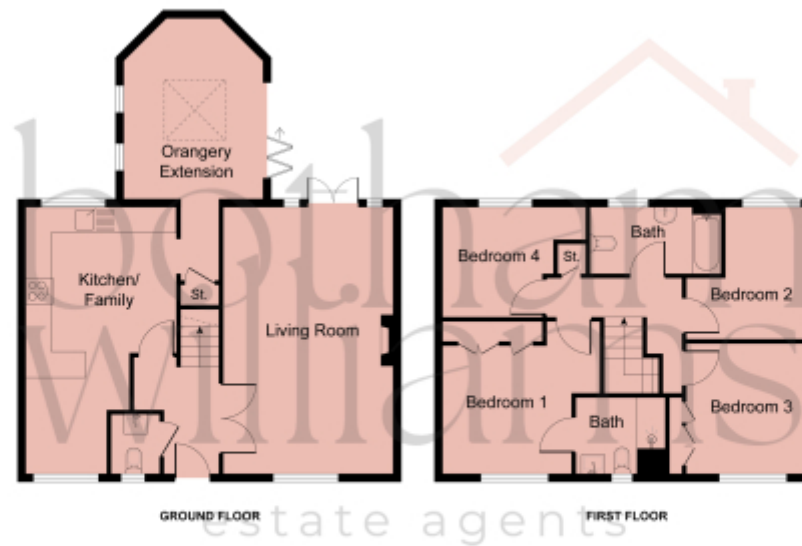
Garage

Includes an up-and-over door at the front and a pedestrian access door from the garden.

Driveway

A spacious private driveway providing off-road parking for three to four vehicles.





This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright ©

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