Hawthorn Road

BARRY, CF62 6LE

GUIDE PRICE £325,000

Hern & Crabtree



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Three-bedroom semi-detached house offering generous living space and plenty of potential - in the West End of Barry.

The ground floor accommodation begins with an entrance hallway leading into a spacious living room, featuring a fireplace and a large window overlooking the front aspect. Sliding doors connect the living room to a separate dining room, creating a versatile living space. The dining room benefits from sliding patio doors opening directly onto the rear garden. A fitted kitchen offers a range of wall and base units with worktop space, while a separate utility room and ground floor WC provide additional practicality.

To the first floor are three bedrooms, two of which are generous doubles with fitted wardrobes, alongside a third bedroom featuring built-in storage. A family bathroom completes the accommodation, fitted with a bath and shower.

Externally, the property enjoys a particularly generous rear garden, predominantly laid to lawn with a paved patio area, mature planting and useful garden outbuildings. To the front, a driveway provides ample off-road parking and leads alongside the property to a detached garage, offering further parking or storage.

Situated in a popular residential area of Barry, conveniently located for local shops, schools and everyday amenities. Barry town centre, local parks and Barry Island's beaches are all within easy reach, while good road and rail links provide access to Cardiff and the surrounding areas.











Approx 1052.00 sq ft

Council Tax Band: E

Entrance Hallway
Enter via a UPVC door to the front elevation with decorative glazed panels. Double glazed window to side elevation. Coved ceiling. Staircase rising to first floor. Understairs storage cupboard. Glazed partition with doors leading into living room. Radiator.

Living Room
Double glazed window to the front elevation. Coved ceiling. Feature fireplace with tiled surround and hearth. Fitted corner shelving. Glazed partition with sliding doors opening into entrance hallway. Two radiators. Open plan access to dining room via glazed sliding doors.

Dining Room
Double glazed sliding patio doors to the rear elevation providing access to garden. Coved ceiling. Radiator. Glazed sliding doors opening into the living room. Door leading into kitchen.

Kitchen
Glazed window to the side elevation. Coved ceiling. Range of fitted wall and base units with wood-effect work surfaces over. Stainless steel one bowl sink and drainer with mixer tap. Space for freestanding cooker and fridge freezer. Extractor hood. Blue tiled splashbacks. Door leading into utility room. Tiled flooring. Radiator.

Utility Room
Double glazed window to rear elevation. Glazed uPVC door providing access outside. Fitted shelving and storage cupboards. Stainless steel sink with drainer. Space for appliances. Door leading to ground floor WC. Vinyl flooring.

Cloakroom
Obscure glazed window. WC. Wall-mounted storage cupboard. Vinyl flooring.

Landing
Staircase rising from entrance hallway. Wooden handrail. Matching bannister. Glazed window to the side elevation. Coved ceiling. Doors leading to three bedrooms and family bathroom. Loft access hatch.

Bedroom One
Glazed window to the front elevation. Coved ceiling. Range of fitted wardrobes with overhead storage cupboards. Radiator.

Bedroom Two
Glazed window to the rear elevation overlooking garden. Coved ceiling. Range of fitted wardrobes with overhead storage cupboards. Built-in desk with drawers and shelving. Radiator.

Bedroom Three
Glazed window to the front elevation. Coved ceiling. Fitted wardrobes with overhead storage cupboards, shelving and drawers. Radiator.

Bathroom
Obscure glazed window to the rear elevation. Panelled bath with electric shower over. W/C and wash hand basin. Tiled walls. Wood-effect vinyl flooring. Chrome heated towel rail. Coved ceiling. Extractor fan.

Rear Garden
Generous enclosed rear garden predominantly laid to lawn. Paved patio seating area. Mature shrubs and established planting. Garden shed. Pedestrian gate leading to the front aspect.

Front Garden & Driveway
Paved frontage with established hedging. Driveway providing off-road parking for multiple vehicles. Driveway extending alongside property towards detached garage.

Detached Garage
Detached garage situated to rear of driveway. Up-and-over garage door. Additional space for parking or storage.

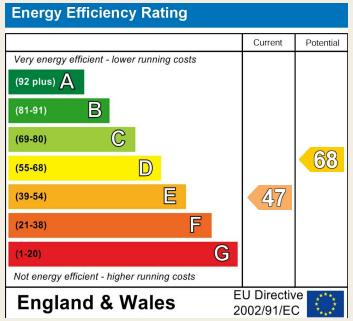
Additional Information
Freehold. Council Tax Band E (Vale of Glamorgan). EPC rating E.

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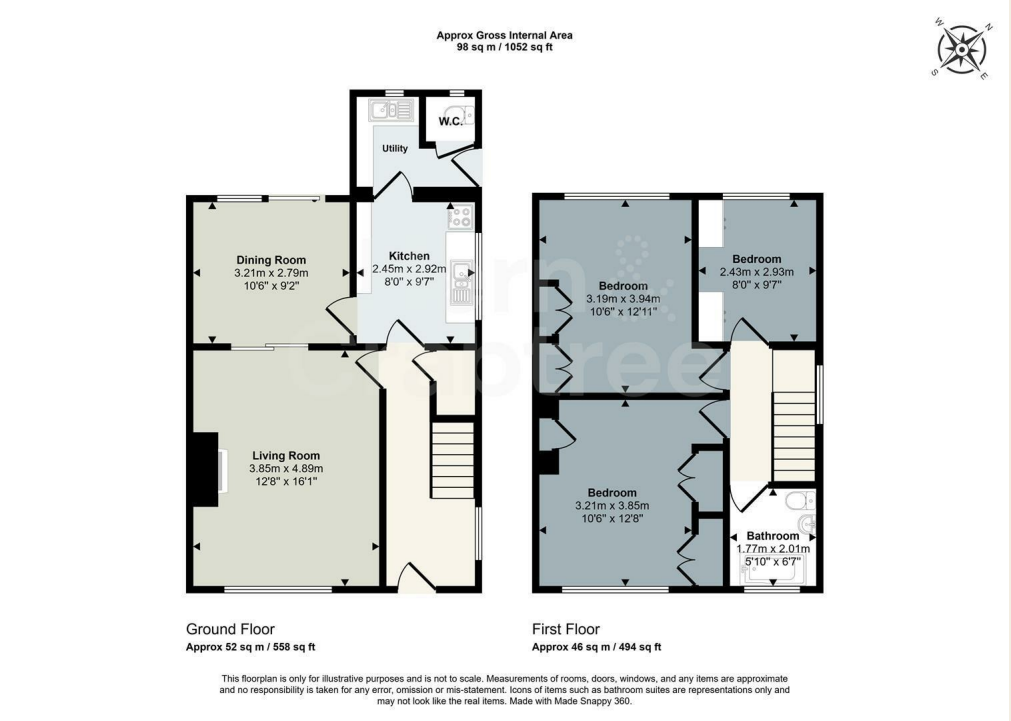
Good old-fashioned service with a modern way of thinking.











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