





3 Glebeland Place

St. Athan, Barry

NO FORWARD CHAIN with this DOUBLE EXTENDED SEMI DETACHED HOME offers excellent family living space throughout and is located in a popular mature area...

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- SEMI DETACHED HOUSE.
- EXTENDED. 3/4 BEDROOMS.
- 2/3 RECEPTION ROOMS.
- GARAGE. DRIVEWAY.
- POPULAR VILLAGE LOCATION.
- NO FORWARD CHAIN. EPC D64.





GROUND FLOOR

Entrance Porch

UPVC front entrance door (new 2023). Door to kitchen (new 2023).

Kitchen

Dimensions: 6' 10" x 15' 7" (2.08m x 4.75m). UPVC window to rear and side. Fully fitted kitchen comprising eye level units base units with drawers and work surfaces over. Inset stainless steel one and a half bowl sink with mixer tap. Space for white goods and gas cooker. Under stairs cupboard with wall mounted Vaillant combination boiler providing the central heating and hot water. Door to hallway.

Hallway

Stairs to first floor. Door to reception room 1 and 2, bathroom and WC. Radiator.

WC

Low level WC. Radiator. UPVC opaque window to side.

Sitting Room 1/Bedroom 4

Dimensions: 13' 0" x 13' 0" (3.96m x 3.96m). Radiator. UPVC window to front. Could be used as a bedroom.

Bathroom

Dimensions: 6' 10" x 5' 1" (2.08m x 1.55m). Pedestal Wash hand basin. Panelled bath. Low level WC. Radiator. UPVC opaque window to side.

Reception Room 2

Dimensions: 13' 6" x 12' 7" (4.11m x 3.83m). Radiator. Gas fireplace (coal effect). Sliding doors to reception room 3.

Reception Room 3

Dimensions: 14' 7" x 12' 10" (4.44m x 3.91m). UPVC patio door to rear. Gas fireplace (coal effect). Radiator. UPVC window to side.

FIRST FLOOR





FIRST FLOOR

Landing

UPVC window to front. Doors to bedrooms and bathroom.

Bedroom 1

Dimensions: 14' 0" x 8' 7" (4.26m x 2.61m). Window to rear. Radiator. Built in wardrobes.

Bedroom 2

Dimensions: 10' 5" x 10' 2" (3.17m x 3.10m). Radiator. UPVC window to rear.

Bedroom 3

Dimensions: 8' 0" x 10' 4" (2.44m x 3.15m). UPVC window to front. Radiator. Linen cupboard.

Bathroom

Dimensions: 9' 5" x 8' 11" (2.87m x 2.72m). UPVC opaque window to front. Radiator. Panelled bath. Pedestal wash hand basin. Shower enclosure with electric mixer shower.

OUTSIDE

Front

Driveway providing ample off road parking. Driveway gates. Water tap.

Rear Garden

An enclosed garden laid to lawn. Easterly sunny garden with mature borders, paved area, side gate and greenhouse.

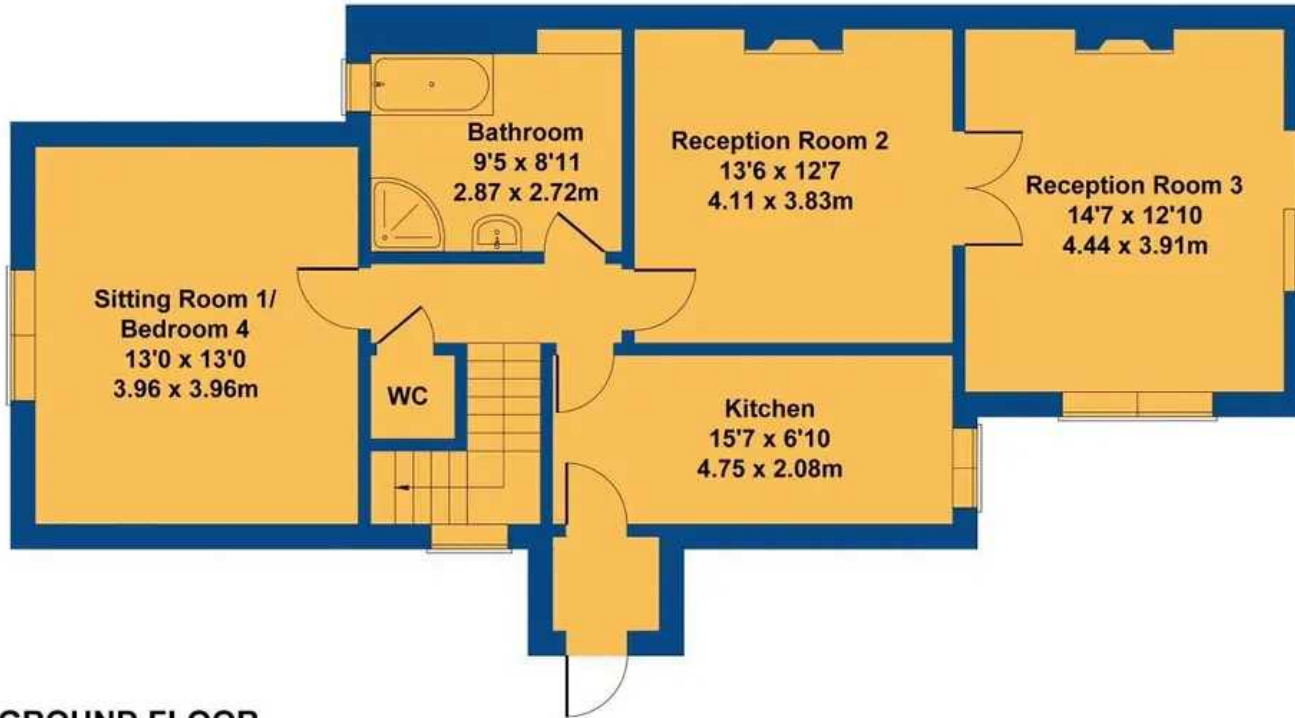




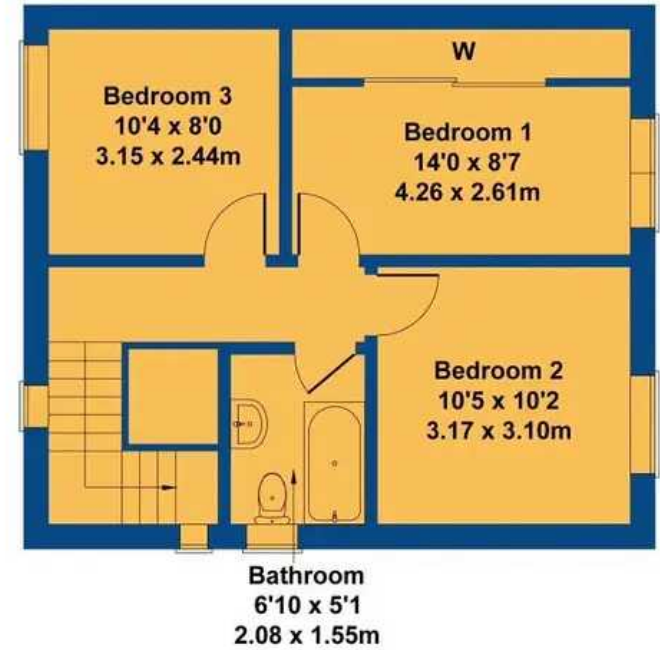


Glebeland Place

Approximate Gross Internal Area
1345 sq ft - 125 sq m



GROUND FLOOR



FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2023
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