

17 Old Village Road

Barry, Barry

A beautiful period family home set in the sought after West End of Barry with Channel views and a lower ground floor entertainment space!

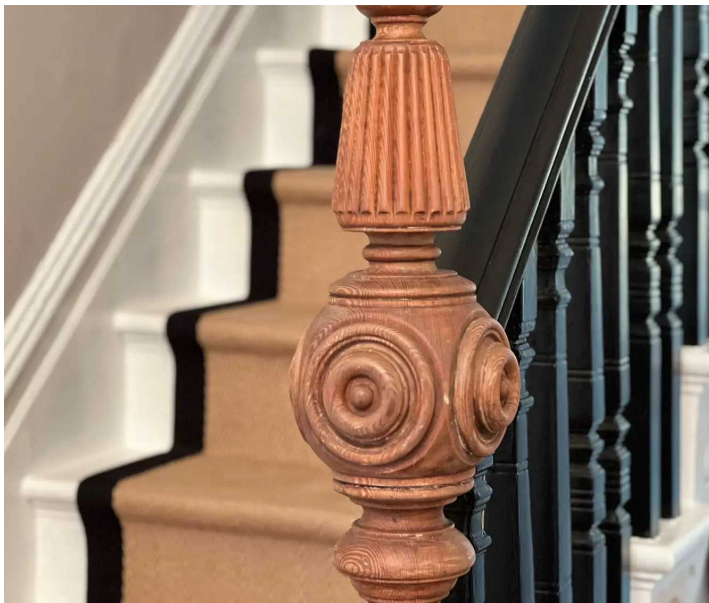
Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- SENSATIONAL PERIOD FAMILY HOME; WEST END LOCATION
- RETAINING MANY ORIGINAL FEATURES
- LOUNGE, SITTING ROOM PLUS SUN ROOM / BREAKFAST ROOM
- THREE DOUBLE BEDROOMS AND A FOUR PIECE FAMILY BATHROOM
- CHANNEL VIEWS AND GARAGE TO THE REAR
- A FANTASTIC LOWER GROUND FLOOR ENTERTAINMENT ROOM & OFFICE
- EPC D56





Entrance Porch

Accessed via original double opening wooden doors with feature numbered window pane above. Partial panelled walls. High level fuse and meter boxes. uPVC obscure glazed door to hall.

Hall

A welcoming hall with a striking polished Walnut effect floor. Wooden stairs, period newel posts and spindles with central carpet tread leads to the first floor. Under stair recess. Plenty of period features. Radiator. Doors to lounge and kitchen.

Lounge

15' 4" x 12' 8" (4.67m x 3.86m)

Measurements into bay. With continuation of the Walnut effect floor, period coving and skirtings. Front aspect deep bay window (new glazing) with fitted shutter blinds. Focal point of a recent fitted log burner set onto a Granite hearth. Radiator. Open to sitting room.

Sitting Room

13' 8" x 10' 10" (4.17m x 3.30m)

Continuation of floor and decor. Rear aspect window.

Kitchen

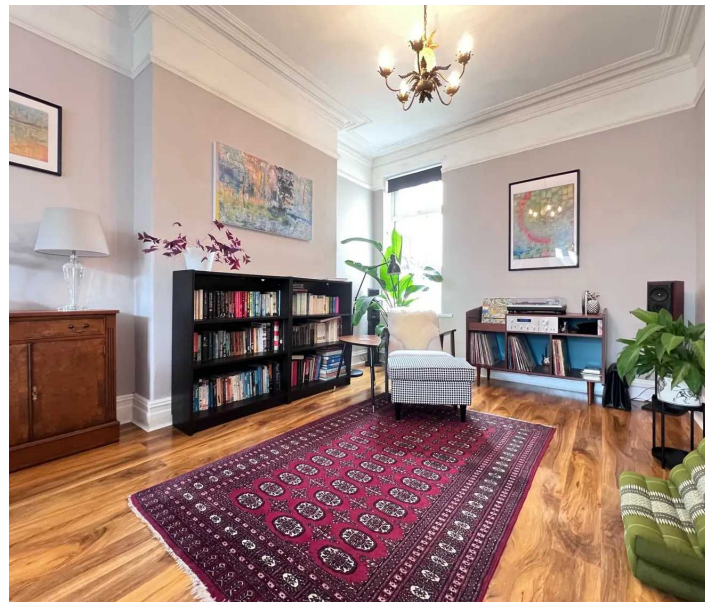
12' 7" x 11' 9" (3.84m x 3.58m)

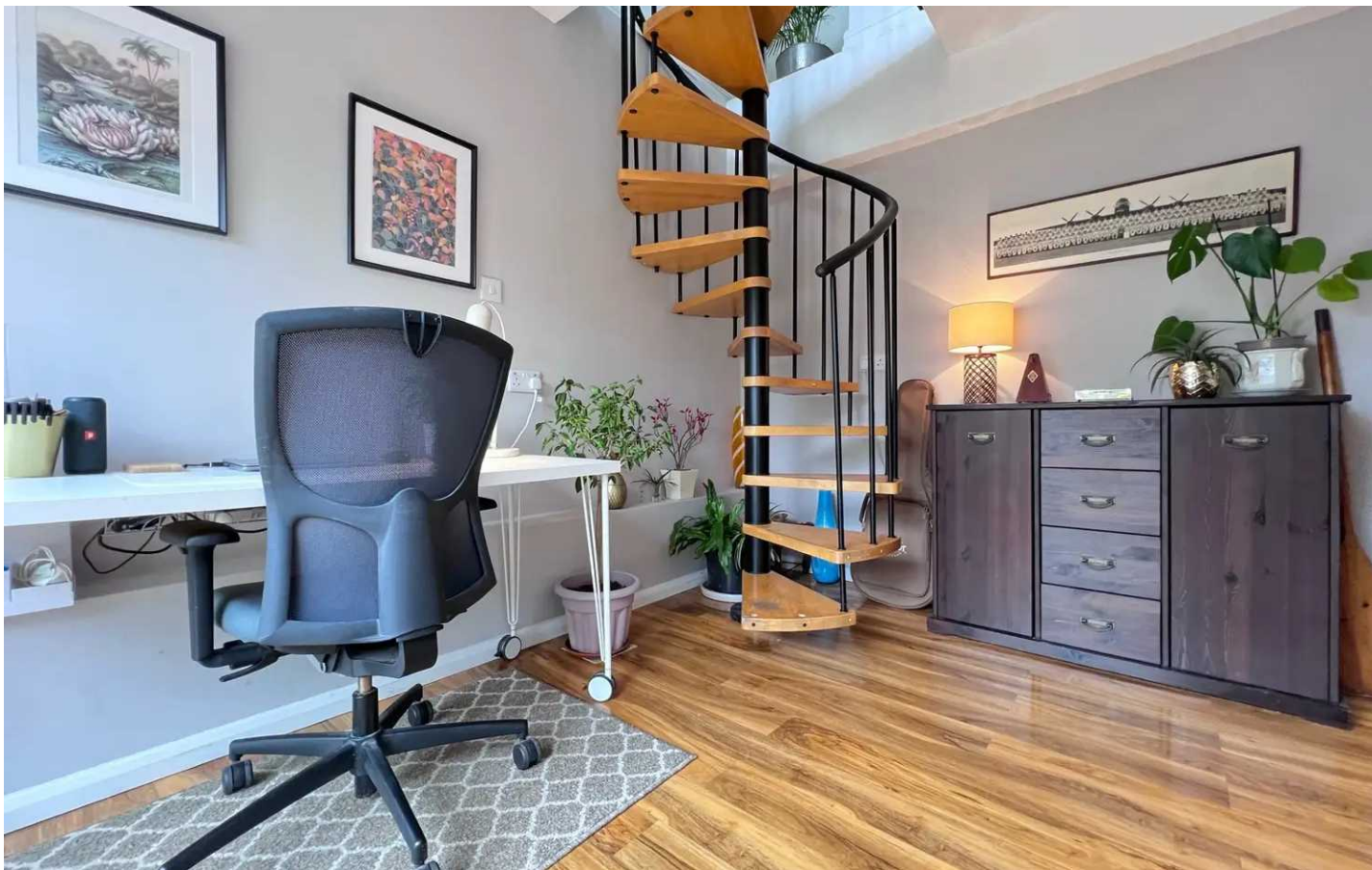
A spacious light and airy kitchen with a range of wooden base level units. Integrated electric hob with oven under plus inset double Belfast style ceramic sink unit and mixer tap. Space for further appliances as required. Tiled effect laminate floor. Side aspect window plus door to side / rear garden. Concealed boiler. Archway leads to the breakfast / sun room.

Breakfast / Sun Room

14' 9" x 12' 1" (4.50m x 3.68m)

Continuation of the floor from the kitchen. Feature deep bay window (new glazing) allowing Channel views. Space for table and chairs. Radiator. Beautiful spiral stairs lead to the lower ground floor accommodation.





Beautiful spiral stairs lead to the lower ground floor accommodation.

Study / Garden Room

11' 0" x 10' 8" (3.35m x 3.25m)

Accessed internally via a spiral stair case, this whole floor makes a great entertaining space. Initially with a garden room, currently being used as a study.

Polished Walnut effect laminate floor. uPVC sliding doors onto the Southerly rear garden. Radiator. Power points with USB points. Door to WC and open access to a further reception / storage room.

Lower Ground Floor Reception / Storage

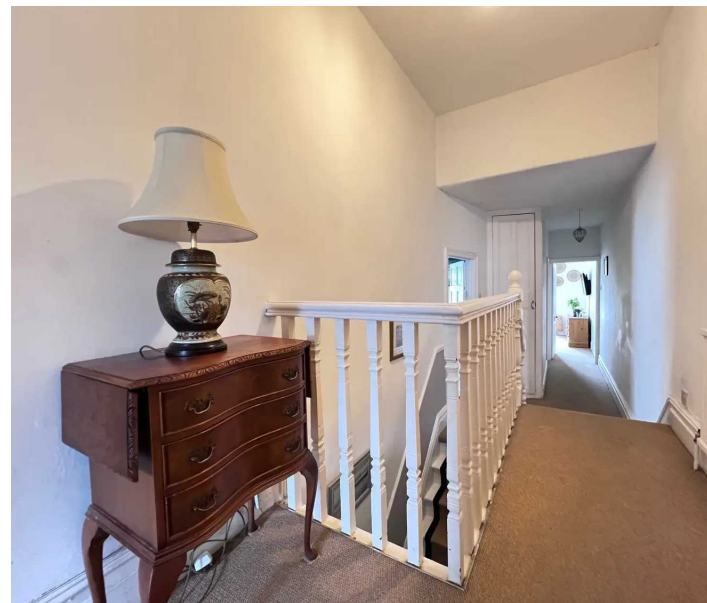
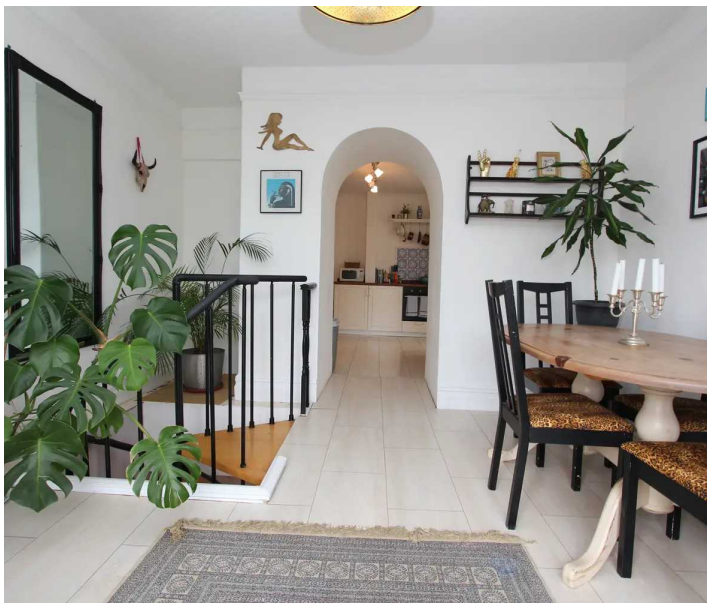
11' 2" x 11' 0" (3.40m x 3.35m)

A handy reception or storage room with laminate floor and inset ceiling lights. Recess, ideal for appliances. Radiator. Steps lead to the entertainment room.

Lifestyle / Entertainment Room

26' 3" x 11' 2" (8.00m x 3.40m)

A superb area, ideal for entertaining! This room has a seating area with recess for media player. A fantastic bar with down lighting over. Walnut effect polished floor. The current sofas in this room can remain if required.



Landing

Carpeted split level landing with two period storage cupboards. Doors to three bedrooms and the family bathroom. Radiator.

Bedroom One

17' 0" x 15' 0" (5.18m x 4.57m)

Measurement into bay. A fabulous size carpeted double bedroom with two sets of front aspect windows (one bay). Radiator. Period coving and skirtings.

Bedroom Two

13' 2" x 11' 0" (4.01m x 3.35m)

Carpeted double bedroom with rear aspect window. Radiator. Recessed shelving.

Bedroom Three

12' 8" x 12' 0" (3.86m x 3.66m)



Bedroom Two

13' 2" x 11' 0" (4.01m x 3.35m)

Carpeted double bedroom with rear aspect window. Radiator. Recessed shelving.

Bedroom Three

12' 8" x 12' 0" (3.86m x 3.66m)

Carpeted double bedroom with a deep bay window (new glazing) offering fantastic views to the Channel. Radiator. A range of fitted bedroom furniture comprising 3 sets of wardrobes and a set of drawers.

Family Four Piece Bathroom

13' 7" x 8' 8" (4.14m x 2.64m)

A large four piece bathroom with white suite comprising a claw foot slipper bath - shower attachment off mixer, shower cubicle with inset electric shower, vintage style pedestal wash basin and matching WC. Panelled walls and two side aspect obscure windows. Vintage radiator and heated towel rail.

WC

5' 0" x 2' 8" (1.52m x 0.81m)

White WC with button flush and matching wash hand basin. Vinyl floor and inset ceiling light.





FRONT GARDEN

An enclosed attractive front garden with circular patio design and established rose bush.

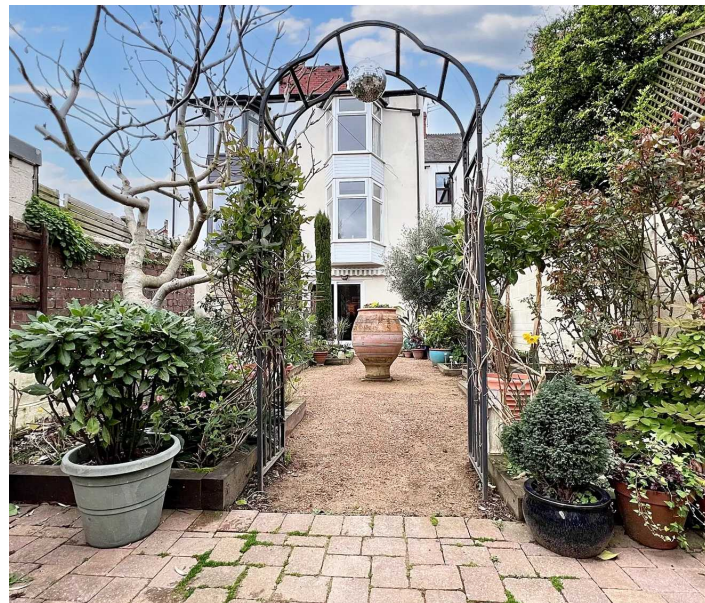
REAR GARDEN

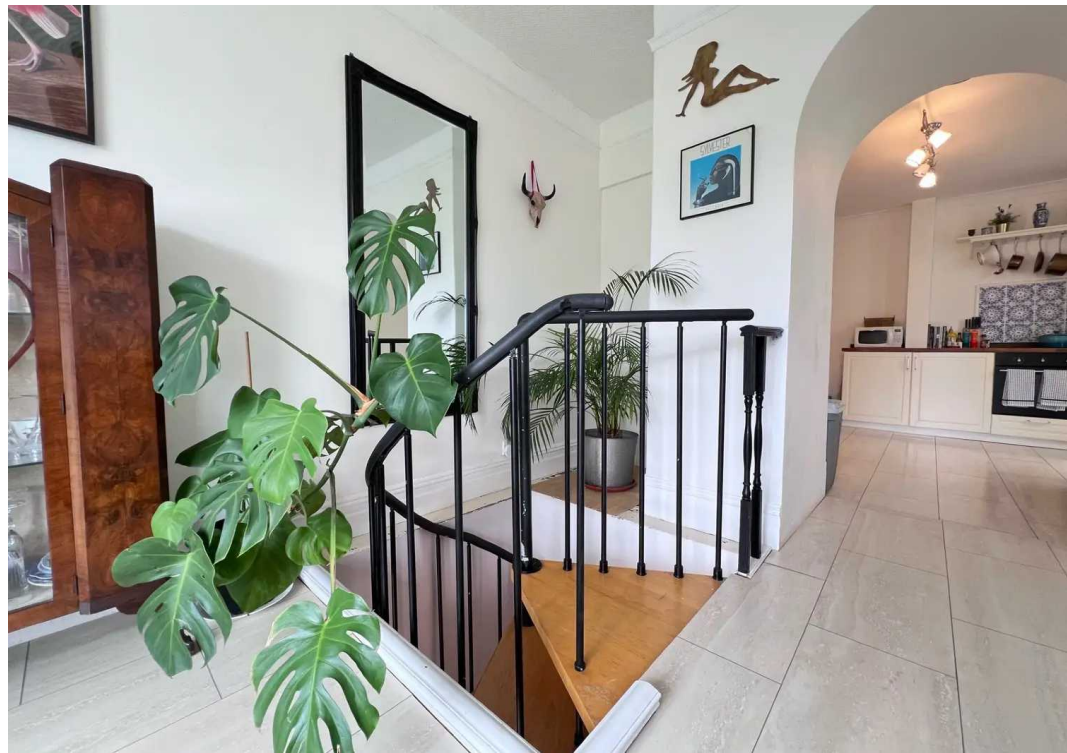
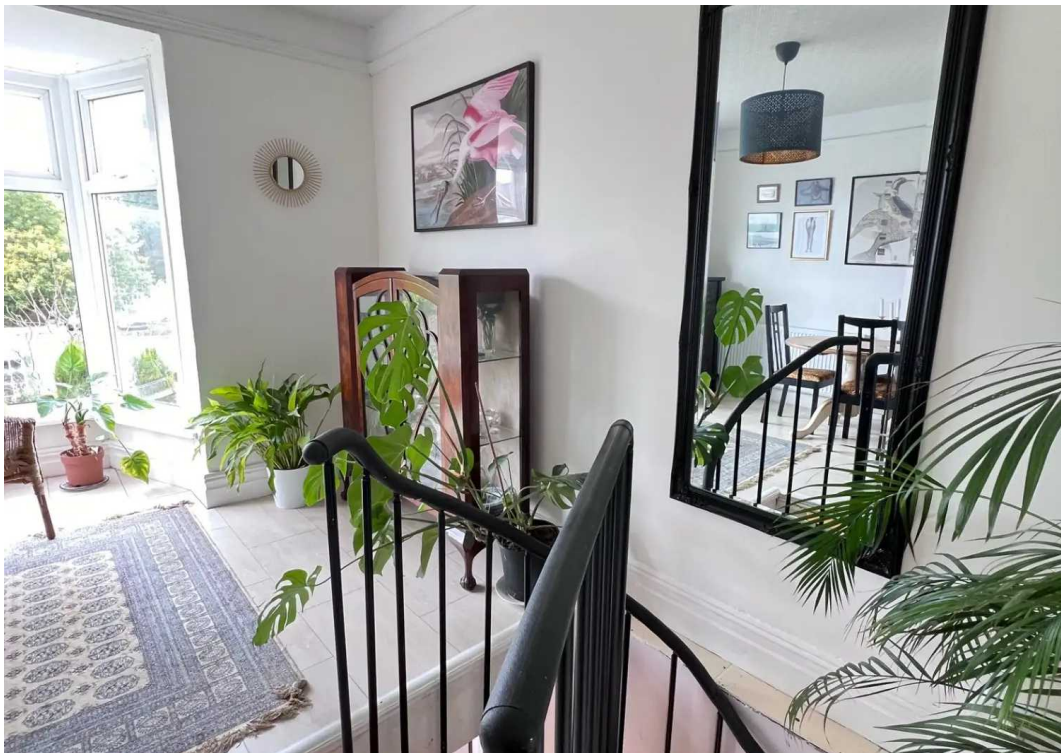
A beautiful Southerly facing rear garden which leads to the garage and pedestrian gate to rear access. The garden is accessed either from the lower ground floor or the ground floor - kitchen via steps. With an initial stone patio area, top and chippings. Many established shrubs and trees bordered with railway sleepers. A decorative arch leads to the rear patio and in turn the garage.

GARAGE

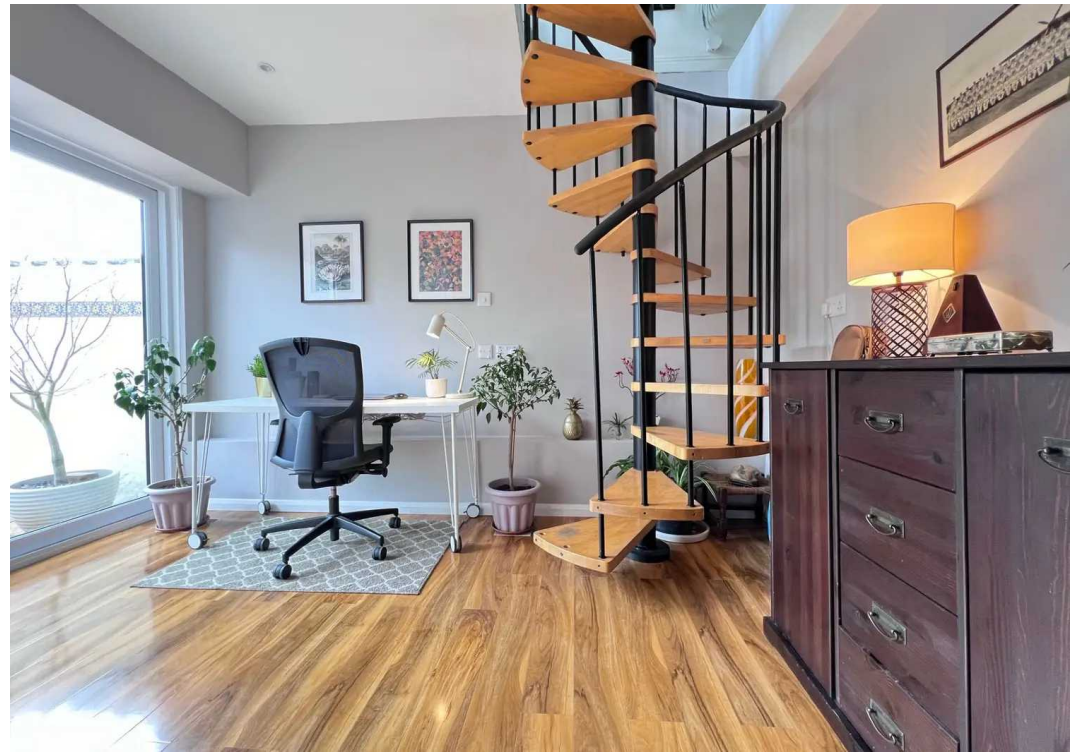
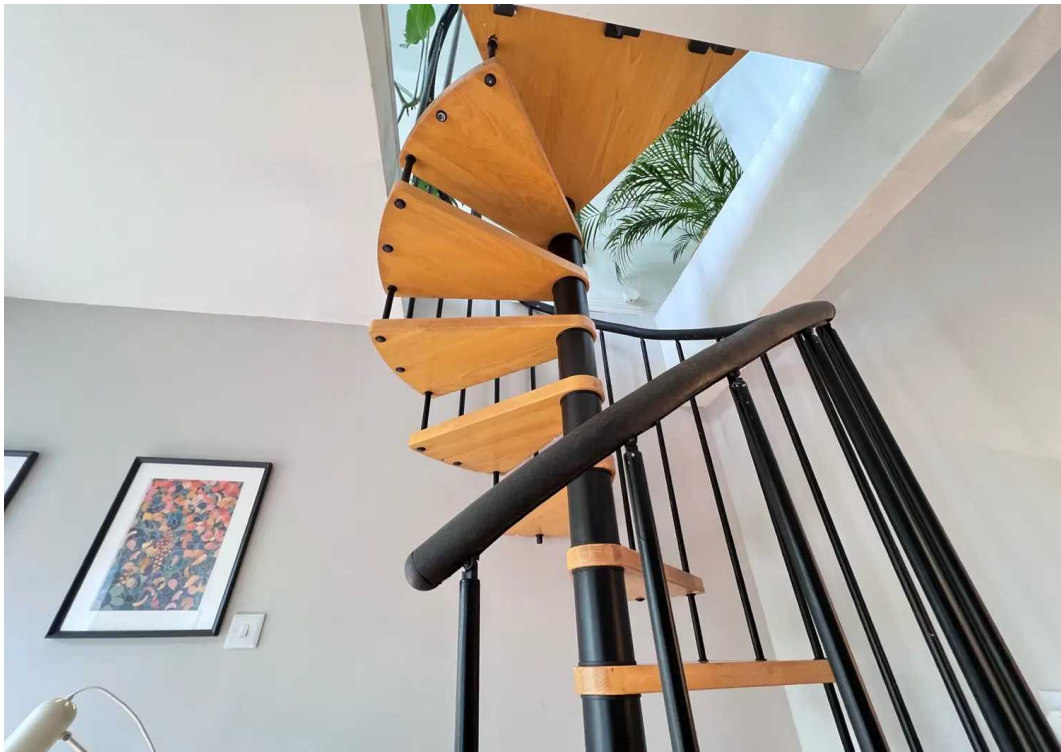
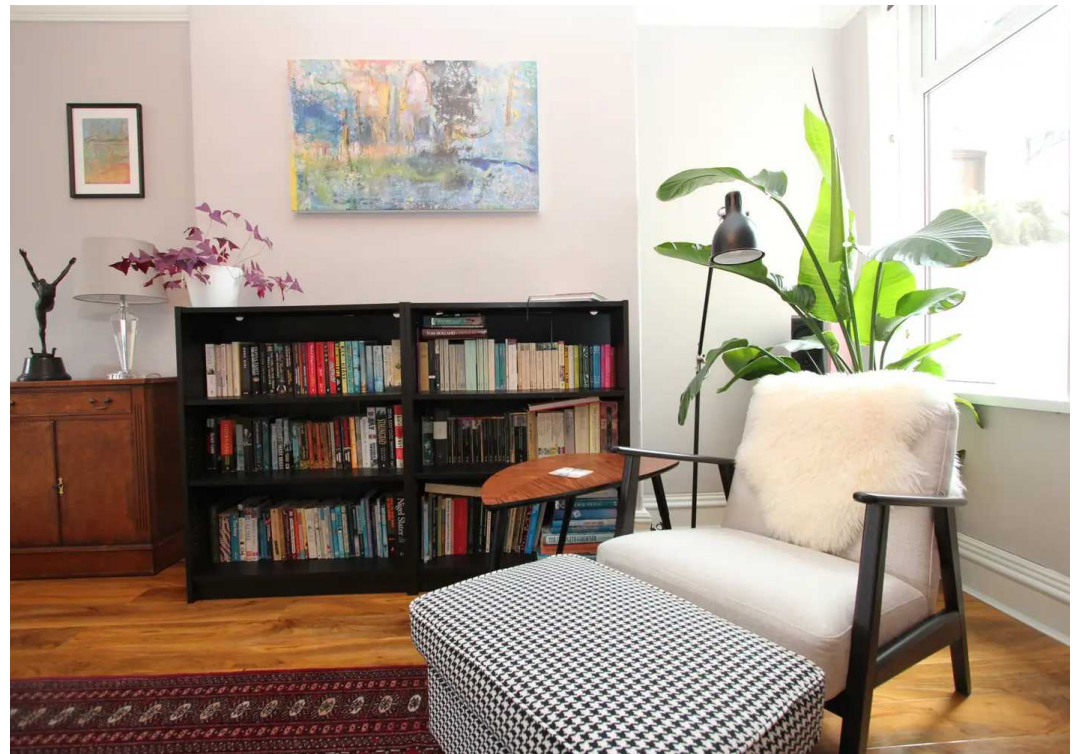
Single Garage

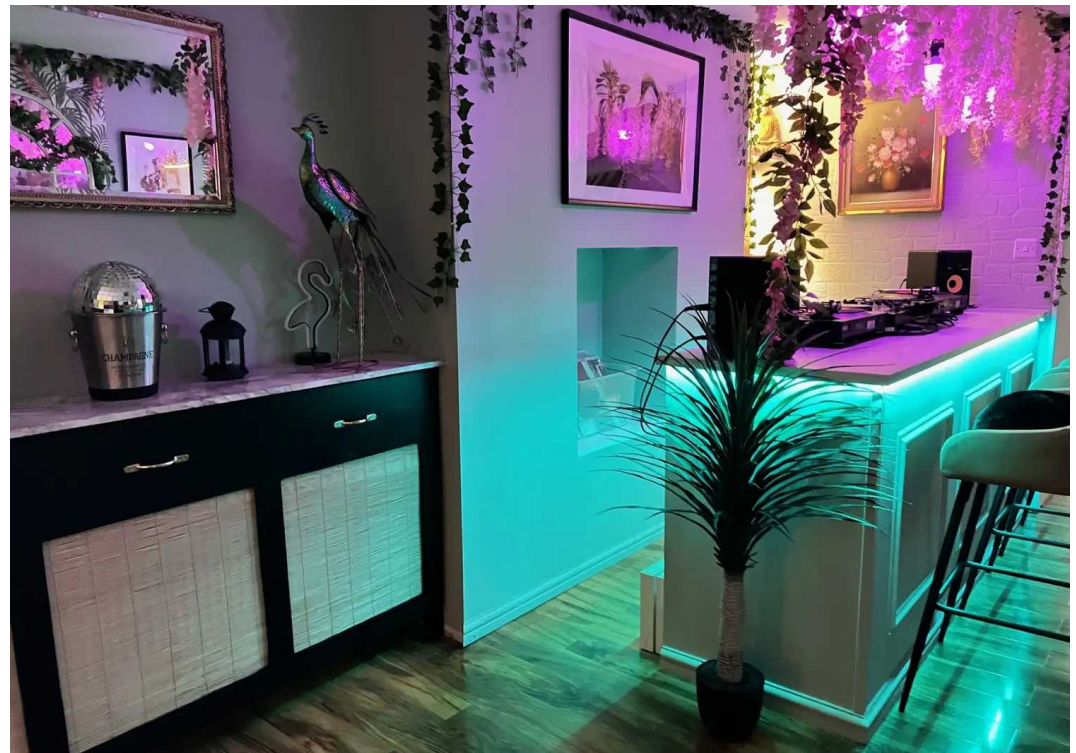
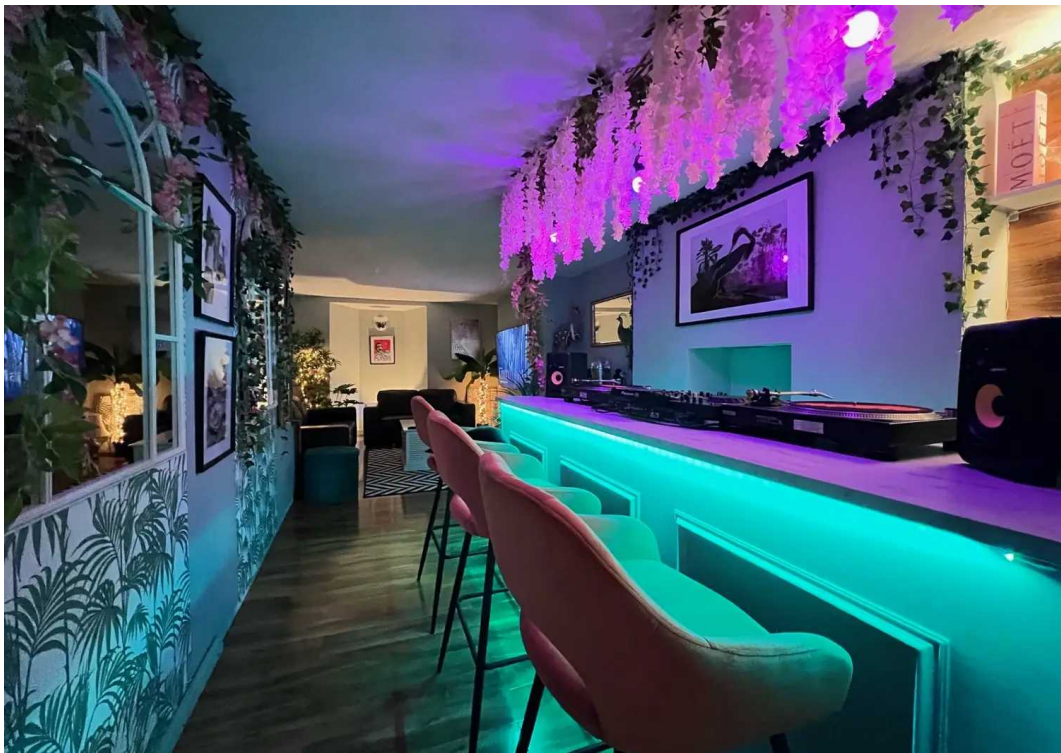
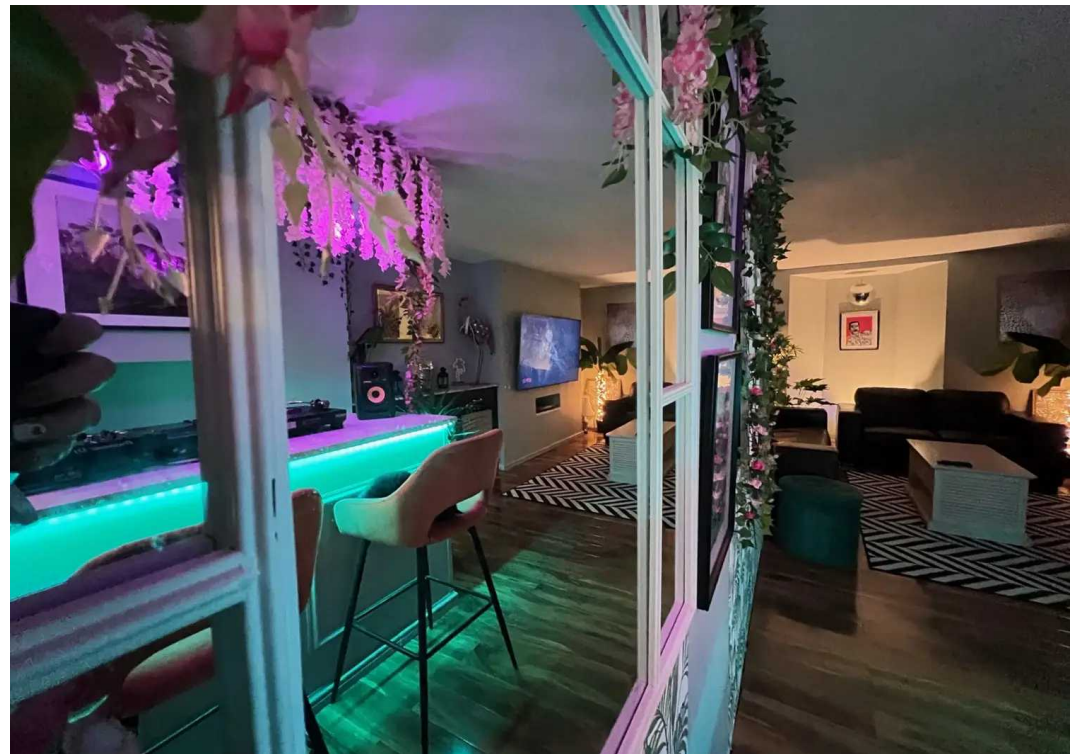
With up and over door. Located at the back of the rear garden. There is also on street parking to the front.







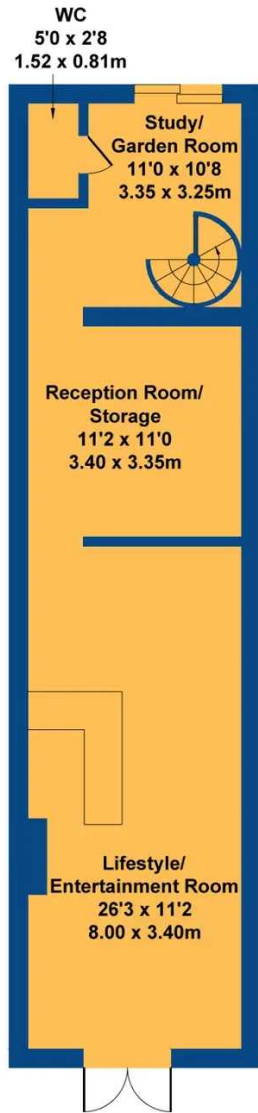




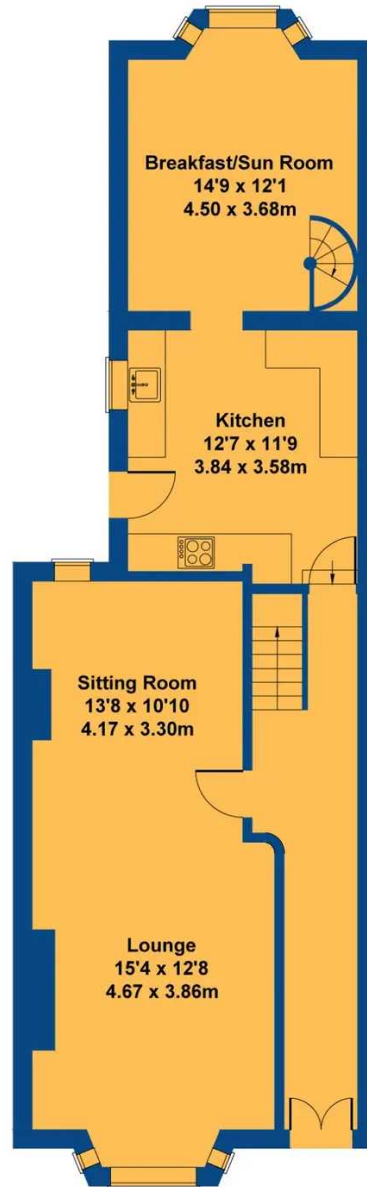


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Approximate Gross Internal Area
2217 sq ft - 206 sq m



LOWER GROUND FLOOR



GROUND FLOOR



FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.



Chris Davies Estate Agents

Chris Davies Estate Agents, 24 High Street - CF62 7EA

01446 700007

barry@chris-davies.co.uk

www.chris-davies.co.uk/

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