



Plas St. Pol De Leon, Penarth Marina, Glamorgan CF64 1TR
£154,950

Spacious two bedroom top floor apartment situated on the Penarth Marina development within easy walking distance of shops, restaurants, cafes and bars. Accommodation briefly comprises, hallway, lounge/dining room, fitted kitchen, bathroom and two double bedrooms. As the apartment is top floor it benefits from additional storage in the attic space. The apartment is well appointed with Penarth town centre and Cogan train station close at hand. Water taxis run from the barrage across the bay to Mermaid Quay. The sports village is also easily accessible via the footbridge by Tesco store. Available with no on going chain.

Communal Entrance

Entered via a communal door. Mailboxes. Buzzer entry to apartments. Secure inner doors to communal hallway and stairs to all floors. The apartment is located on the second (top) floor.

Apartment Entrance

Entered via a solid wood door with spyhole. Hanging space for cloaks. Fuse box. Door to:

Inner Hallway

Doors to all rooms. Door entry phone. Ceiling hatch with access to attic space. Ceiling light.

Lounge/Dining Room

18'0 max x 10'0 max (5.49m max x 3.05m max)

Good size reception room with double glazed windows to front and side aspect, one floor to ceiling allowing maximum light. Two wall mounted storage heaters. Ceiling lights. Doorway to:

Kitchen

9'4 x 6'7 (2.84m x 2.01m)

Fitted with a range of wall and base units. Work tops incorporate a four ring ceramic hob with extractor fan over. Built-in electric oven and grill. Plumbing and space for washing machine. Space for fridge and freezer. Stainless steel sink unit. Double glazed window to front aspect. Laminate flooring. Ceiling spot lights.

Master Bedroom

13'7 x 11'1 (4.14m x 3.38m)

Double glazed window to front aspect. Wall mounted heater. Airing cupboard housing hot water cylinder. Ceiling light.

Bedroom Two

13'7 x 9'0 (4.14m x 2.74m)

Double glazed window to front aspect. Ceiling light.

Bathroom

6'9 max x 5'9 max (2.06m max x 1.75m max)

Fitted with a suite comprising, bath with side panel and chrome mixer tap over. Shower head attachment. Glass shower screen. Pedestal wash hand basin and low level w.c. Tiling to bath/shower area and splashbacks. Round porthole window with obscured pane. Cushion flooring. Ceiling light and extractor.

Outside

Allocated parking bay plus visitor parking.

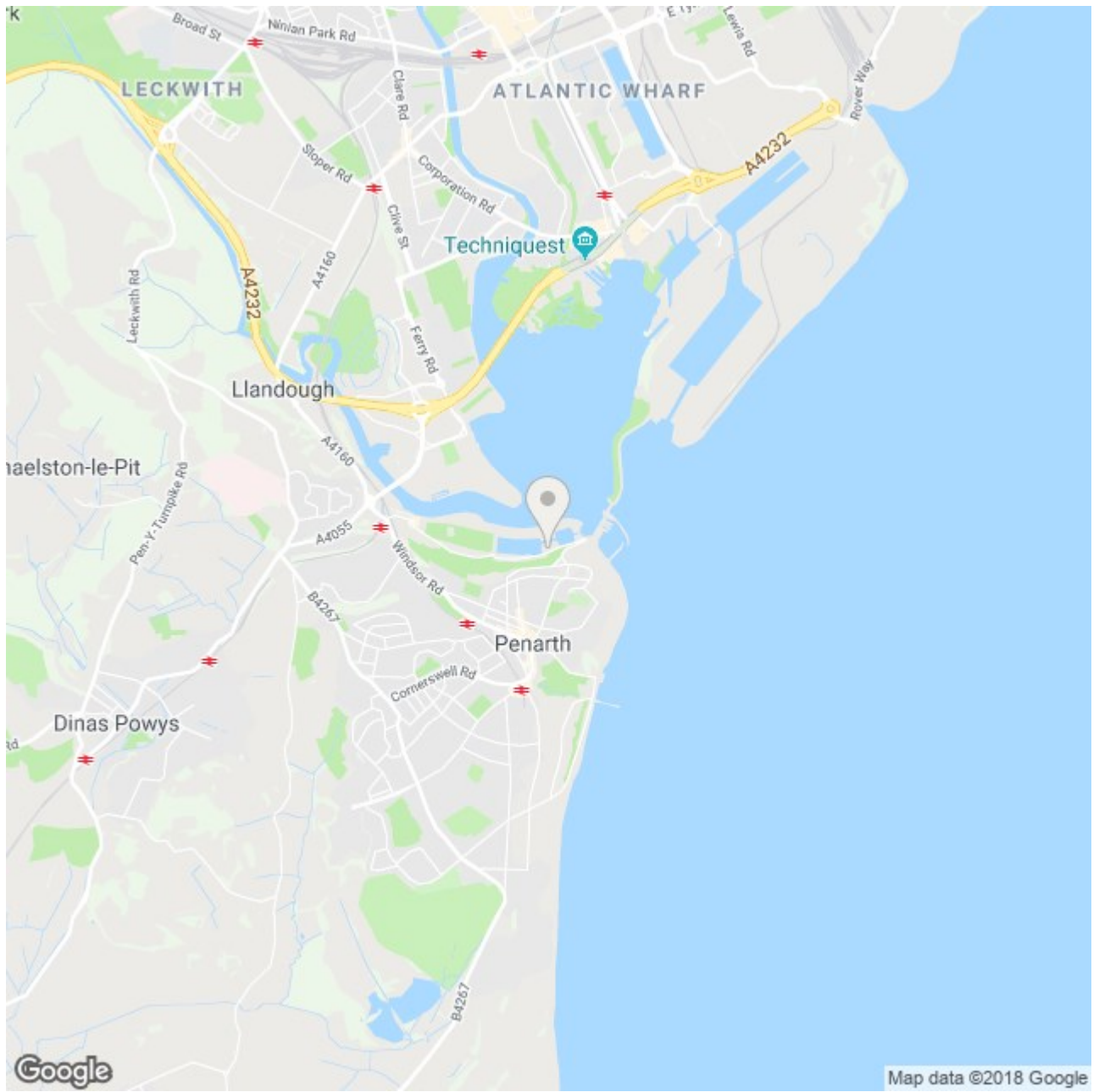
Additional Information

We have been informed that the apartment is Leasehold 999 years from 1 January 1995 and Maintenance charges currently approx £1620 p.a. Ground rent £40 p.a.

(Details of tenure to be confirmed by the vendor).

***Note photos taken prior to tenants moving in when property was vacant.





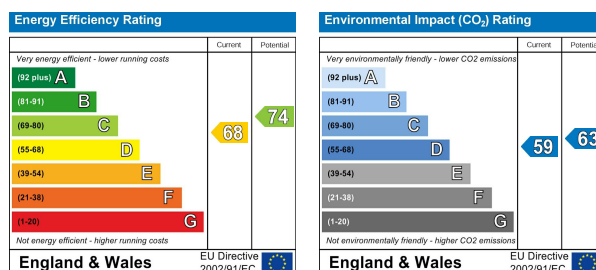
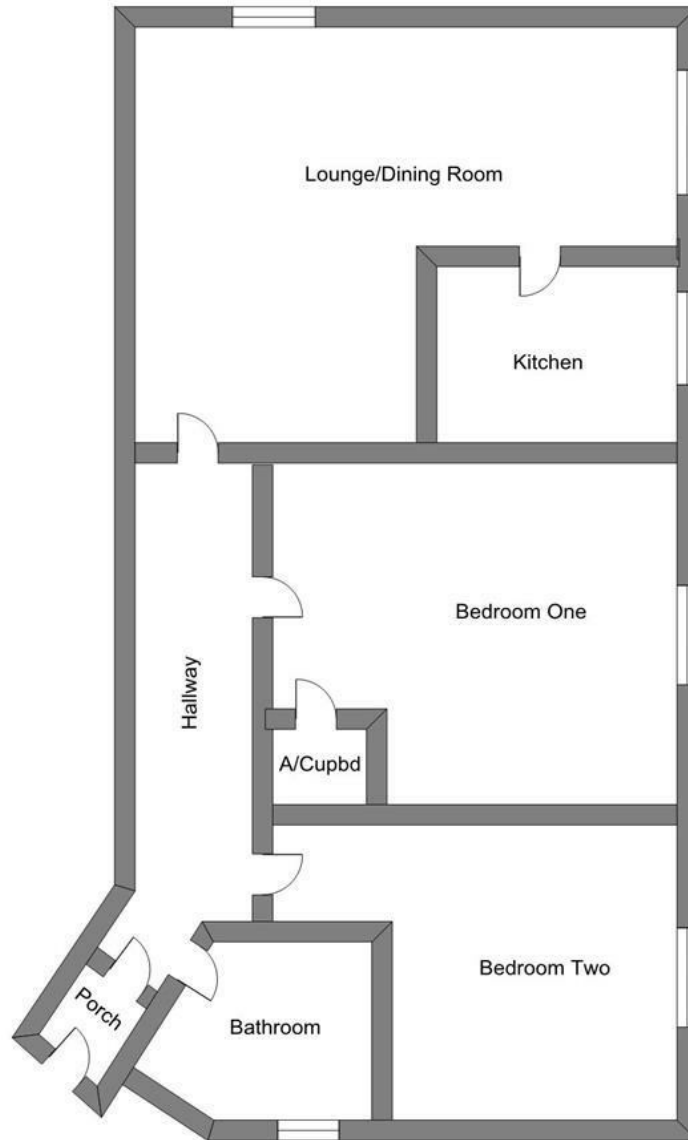


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