

Arcot Street

Penarth CF64 1ES



- No Chain
- Two Double Bedrooms

- Garden
- Allocated Parking

- Basement
- Town Centre Location

A desirable town centre, ground floor flat with two double bedrooms, a communal garden, allocated parking and a large basement for storage. The accommodation of this spacious ground floor flat comprises an entrance hallway with it's own entrance from the street, an open plan living room/kitchen, two double bedrooms, a bathroom, a basement, communal gardens and allocated parking. The flat is ideally located just a short walk from Penarth town centre and in the catchment for Albert Primary School and Stanwell Comprehensive.

No Chain.

Entrance

A PVCu door from Arcot Street accesses:

Hallway

Laminate flooring, storage beneath the stairs, a cupboard housing the combi boiler and doors to all rooms. Radiator and a PVCu double glazed window.

Living Room / Kitchen 25'10 x 11'04 (7.87m x 3.45m)

A large open plan living room laid to laminate flooring with a front aspect PVCu double glazed window, spotlights throughout and a radiator. The kitchen area comprises wall and base units with a stainless steel sink and drainer, a gas cooker, tile splash-backs, plumbing and space for appliances and a door to the garden.

Bedroom One 12'09 max x 12'07 max (3.89m max x 3.84m max)

An irregular shaped room laid to carpet with two PVCu double glazed windows. There is a radiator, space for a double bed and bedroom furniture.

Bedroom Two 11'09 x 8'06 (3.58m x 2.59m)

Another double bedroom laid to carpet, a PVCu double glazed window and a radiator.

Bathroom

A three piece suite comprising a panelled bath with a shower over, a push button W/C and a wash basin. There is an obscured PVCu double glazed window and a radiator. Tile splash-backs.

Basement

A private and large basement room ideal for



storage or conversion.

Outside

Garden

A communal garden with a gate accessing the parking.

Parking

A parking area with an allocated parking space.

Tenure

Leasehold

We understand the lease to have a term of 990 years from 2004.