



## 51 Lombard Street, Barry

**£116,000**

**\*\*\* NEW \*\*\*** Located in the heart of Barry Town centre, with close proximity to the local shops and banks. Traditional mid terrace offering a spacious and versatile family home. Decorated throughout in mostly white, the property is mostly white in colour making it a bright, modern home. Combination boiler providing gas central heating. UPVC double glazing throughout. The downstairs briefly comprises an entrance, hall, lounge, dining room and kitchen. To the first floor there are three bedrooms, a large family bathroom inclusive of a white suite and shower attachment plus varnished floor boards. The rear of the property boasts an impressive and enclosed lawn garden with rear lane access. Viewing highly recommended.



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## Entrance Hall

Stairs rising to the first floor.

**Lounge 10' 11" max x 10' 11" (3.33m max x 3.33m)**  
**(3.05m 0.28m max x 3.05m 0.28m (0.08m max x 0.08m))**

Window to front. TV point.

**Dining Room 10' 7" x 11' 8" max (3.23m x 3.56m max)**  
**(3.05m 0.18m x 3.35m 0.20m max (0.08m x 0.10m max))**

Built in cupboards to either side of the chimney breast. Window to rear. Telephone point. Under stairs cupboard.

**Kitchen 8' 7" x 8' 1" (2.62m x 2.46m) (2.44m 0.18m x 2.44m 0.03m (0.08m x 0.05m))**

Fitted with wall and base units, round edge worktop. An inset one and half bowl stainless steel sink and drainer with mixer back. Tiled splash back. Plumbing for a washing machine, space for fridge/freezer, gas cooker point, extractor fan. Window to rear. Concealed combination boiler and tiled floor. Door to garden.

## First Floor Landing

Access to the loft.

**Bedroom 1 10' 9" x 8' 11" max (3.28m x 2.72m max)**  
**(3.05m 0.23m x 2.44m 0.28m max (0.08m x 0.08m max))**

Double bedroom. Window to rear. Telephone point.

**Bedroom 2 11' x 9' 3" (3.35m x 2.82m) (3.35m x 2.74m 0.08m (0.08m x 0.08m))**

Double bedroom. Window to rear. TV point.

**Bedroom 3 8' x 5' 4" (2.44m x 1.63m) (2.44m x 1.52m 0.10m (0.05m x 0.05m))**

Window to front.

## Bathroom

Family sized bathroom, fitted with a white suite comprising a panel bath with hand shower attachment and tiled surround. Close coupled WC, pedestal wash hand basin. Varnished floor boards, extractor fan and built in double cupboard. Window to rear.

## Garden

Large enclosed rear garden with stone boundary wall. Rear lane access.

