

Llandilo Close,

offers in excess of £300,000



- COUNCIL TAX BAND - D-
- VILLAGE LOCATION
- IDEAL FAMILY HOME
- GARAGE AND DRIVEWAY
- CLOSE PROXIMITY TO PRIMARY SCHOOLS & SECONDARY SCHOOLS
- CLOSE TO LOCAL AMENITIES - PUBLIC TRANSPORT LINKS
- ROOF RENEWED IN 2022

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peter alan

02920 703799
penarth@peteralan.co.uk



About the property

Situated in the highly desirable village of Dinas Powys, this well-presented three-bedroom end- terrace property offers spacious and versatile accommodation, ideal for families, first-time buyers and those looking to enjoy village living with excellent transport links.

The property benefits from a front garden, driveway providing off-road parking, a garage, and an enclosed rear garden making it an attractive and practical home. Internally, the accommodation briefly comprises an entrance hall, spacious lounge, open-plan kitchen/dining room and a versatile multi-functional room providing additional storage and laundry space with direct access to the rear garden, three well-proportioned bedrooms and a family bathroom.

Conveniently located within easy reach of local shops, schools, parks and amenities, the property also benefits from excellent transport links to Cardiff and the surrounding areas. Dinas Powys is renowned for its strong sense of community, attractive green spaces and highly regarded schools.



Accommodation

Entrance Hall

Welcoming entrance hall providing access to the principal ground-floor accommodation and stairs rising to the first floor.

Living Room

13' 9" max x 13' 4" max (4.19m max x 4.06m max)
Bright and spacious reception room with a large front-facing window allowing for plenty of natural light, creating an ideal space for relaxation and entertaining.

Kitchen/Dining Room

19' 2" max x 8' 10" max (5.84m max x 2.69m max)
A stylish open plan kitchen/dining room, contemporary kitchen fitted with a range of modern wall and base units, complemented by quality work surfaces. Designed with both practicality and style in mind, the kitchen offers ample storage and workspace, making it ideal for everyday living and entertaining. Generously sized dining area with ample space for a family dining table and chairs, overlooking the rear garden.

Multi Functional Room

9' 6" max x 5' 9" max (2.90m max x 1.75m max)
A practical and versatile multi functional room with additional storage and laundry space. Featuring sliding doors opening onto the rear garden, this bright and useful room creates a seamless connection between the indoor and outdoor living spaces and is ideal for busy family life.

Landing

Landing area providing access to all first floor rooms and loft space with built in storage.

Bedroom 1

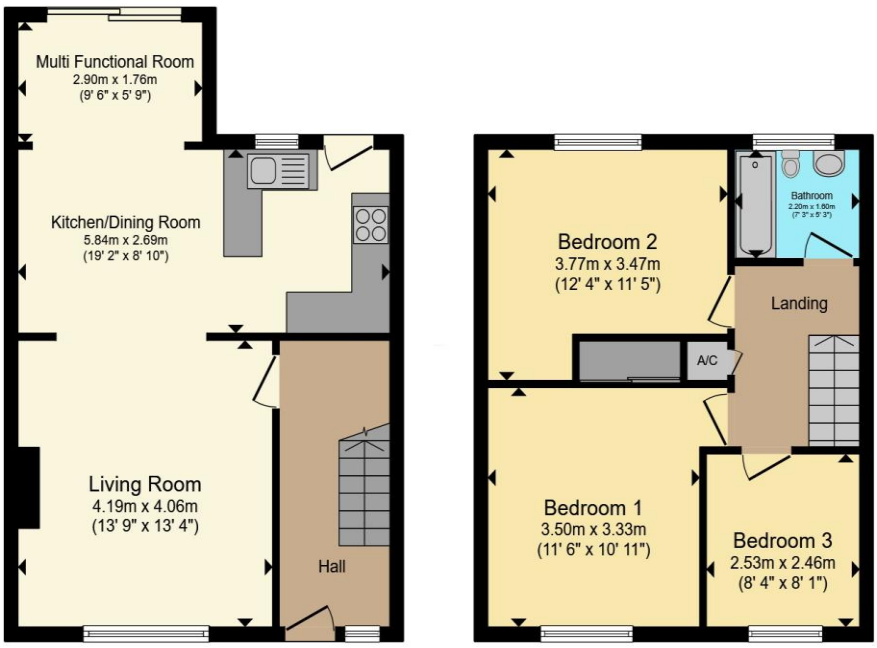
11' 6" max x 10' 1" max (3.51m max x 3.07m max)
Spacious double bedroom with ample room for bedroom furniture and a window to the front elevation.

Bedroom 2

12' 4" max x 11' 5" max (3.76m max x 3.48m max)

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Floorplan



Total floor area 86.9 m² (936 sq.ft.) approx

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