



Ffordd Y Dociau

£160,000

- NO CHAIN - DIRECT WATER VIEWS
- ALLOCATED PARKING
- CLOSE TO GOOD SHEDS, BEACHES, TRANSPORT LINKS, SHOPS
- WATERFRONT LOCATION
- 2 DOUBLE BEDROOMS - ENSUITE & BATHROOM
- EPC Rating: B



 2  2  1



About the property

This first floor 2 bedroom water front apartment benefits from an NHBC warranty, direct water views, gas central heating and glazing. Close to local amenities; transport links, boutique high street shops, supermarkets, The Goodsheds, parks, Whitmore Bay, Jacksons Bay, Barry Island Amusements.

Accommodation

Agents Note

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.

Lease Details

We have been advised by the seller the following information:
999 year lease from 2018 - Ground rent payable - £100 //
Service charge £1463.71 per annum.

Communal Entrance

Entrance Hallway

Storage cupboard.

Kitchen/Lounge

10' 3" x 8' 9" (3.12m x 2.67m)



Bedroom 1

12' 6" x 8' 3" (3.81m x 2.51m)

En-Suite

Bedroom 2

10' x 9' 1" (3.05m x 2.77m)

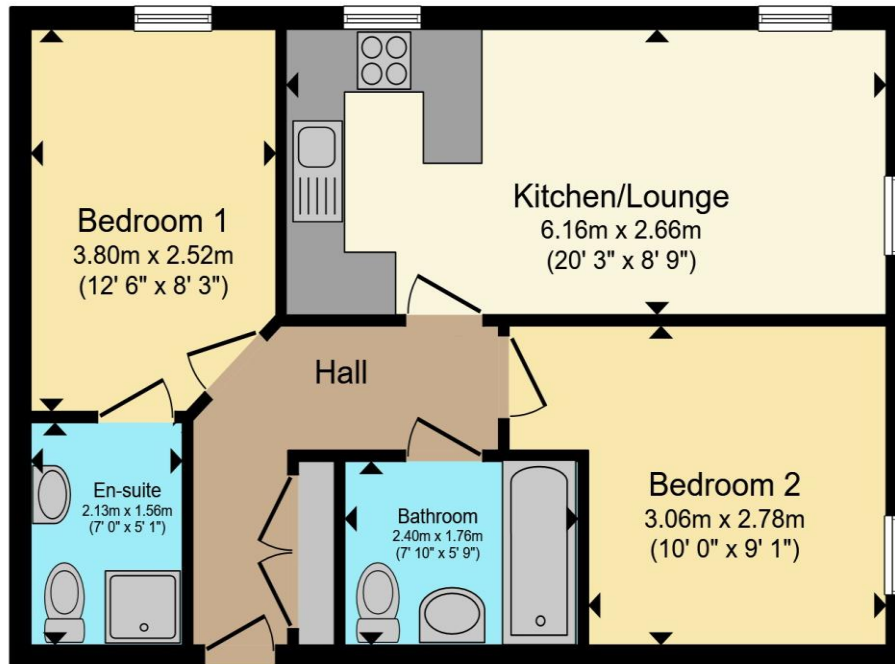
Bathroom

Allocated Parking

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Floorplan



Total floor area 51.6 m² (556 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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