



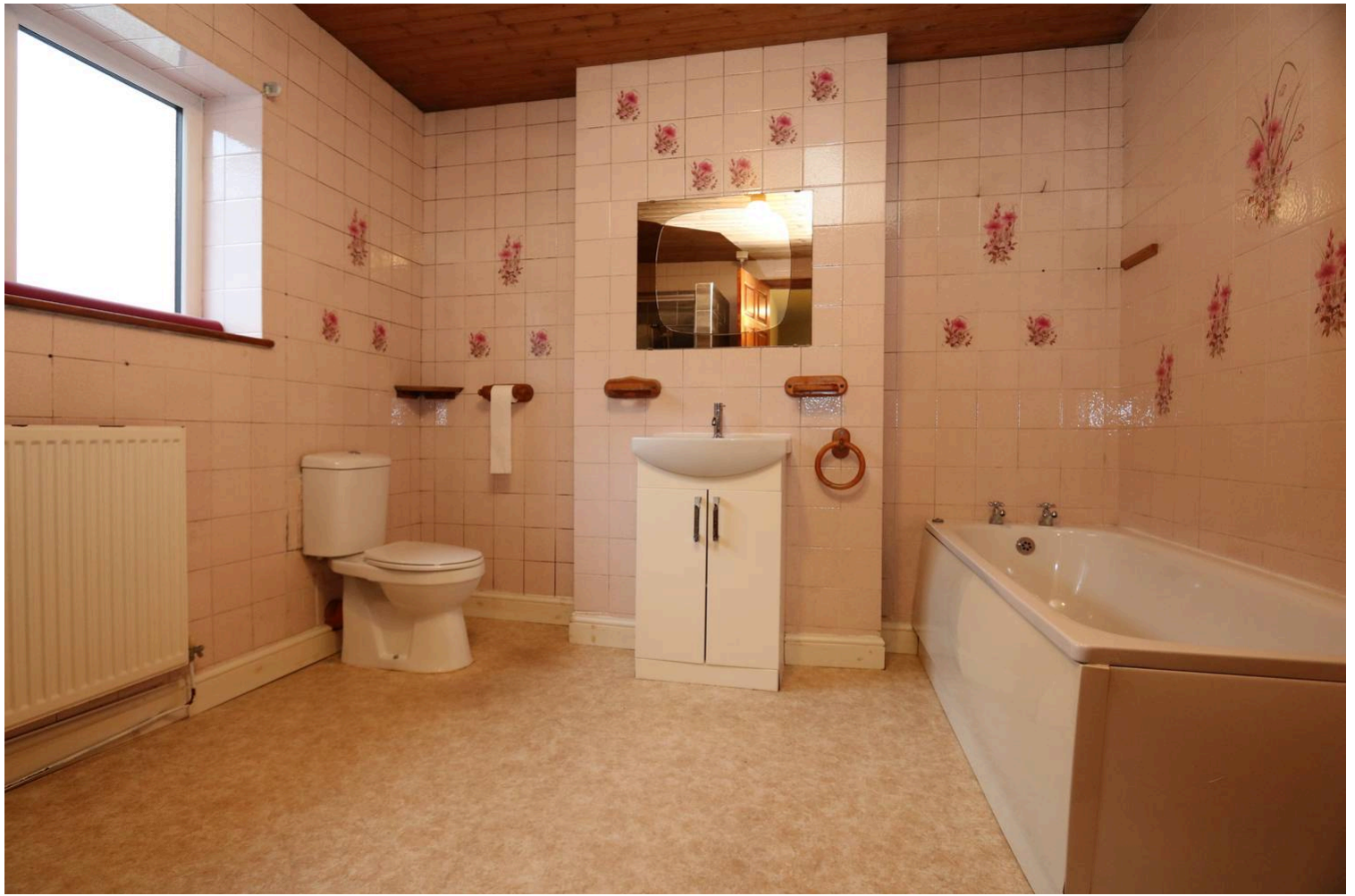
74 George Street, Barry

£192,500 Freehold

NO ONWARD CHAIN • IDEAL FIRST TIME BUY OR INVESTMENT • OPEN PLAN LOUNGE/DINER PERFECT FOR ENTERTAINING • SPACIOUS KITCHEN • FIRST FLOOR BATHROOM • TWO DOUBLE BEDROOMS • OFFICE SPACE • LOFT ROOM • EPC D64



blackbear



This two bedroom terraced house is offered to the market with no onward chain, making it an ideal choice for first-time buyers or investors. The property boasts a large open plan lounge/diner, perfect for entertaining guests or relaxing with family. The spacious kitchen features ample worktop space and storage, providing a practical and functional environment for everyday living. Upstairs, you will find two generously sized double bedrooms, a first floor bathroom and a versatile office space that is ideal for home working or study. The property also benefits from a useful loft room.

Externally, the property features a small fore-courted front garden, fully enclosed by low brick walls and accessed via a pedestrian gate, providing a welcoming entrance and a degree of privacy from the street. To the rear, there is a generous and low maintenance garden, fully enclosed by timber fencing, offering a safe and secure space for children or pets to play.

Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Porch

Entrance into the property via a uPVC front door with opaque glazing into the porch. The porch has wood effect flooring, half-height wall tiling with the remainder of the walls being smooth and a smooth ceiling. A radiator and a wooden glazed door leading through into the hallway.

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Hallway

The hallway is carpeted with smooth walls and a smooth ceiling. There is a carpeted staircase leading to the first floor and a door giving access to the open plan lounge/diner.

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Lounge/Diner

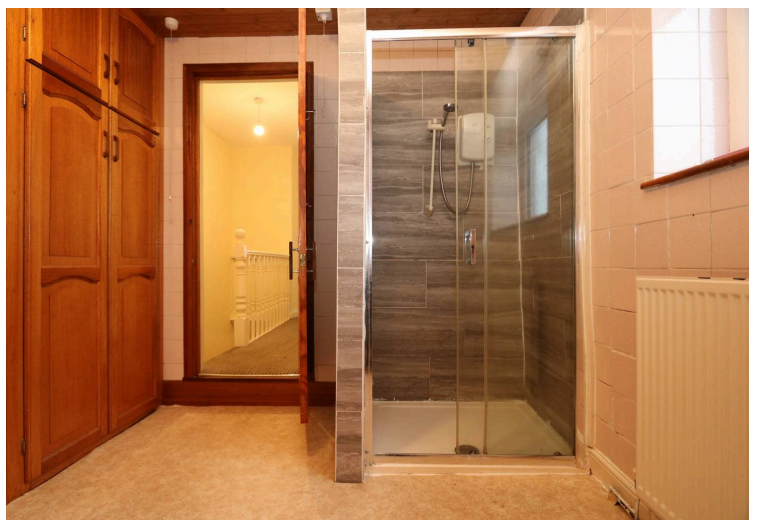
26' 1" x 12' 2" (7.95m x 3.71m)

Carpeted with smooth walls and a smooth ceiling. A large bay window, a rear aspect window, two radiators and a door giving access to an understairs storage cupboard. Open to the kitchen. Glass doors have been taken into the bay and into the recesses either



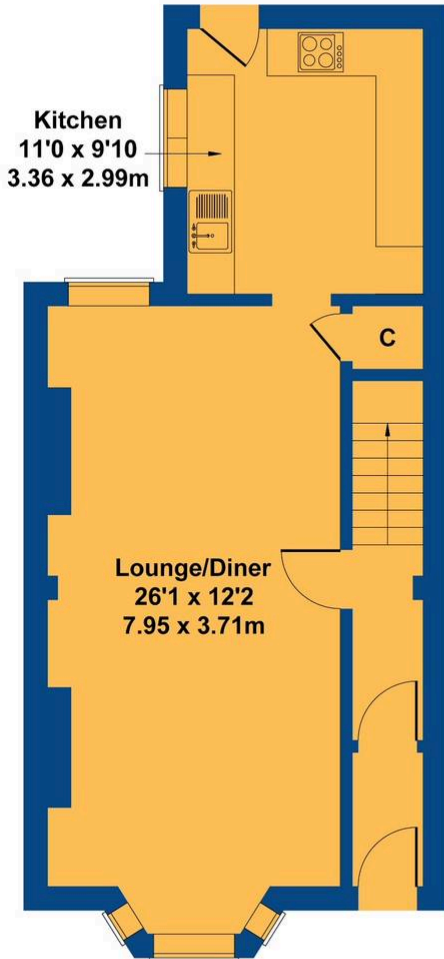


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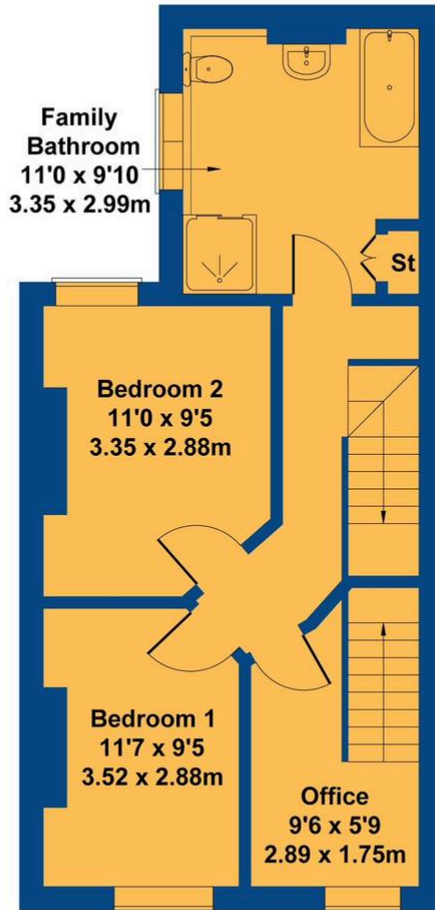


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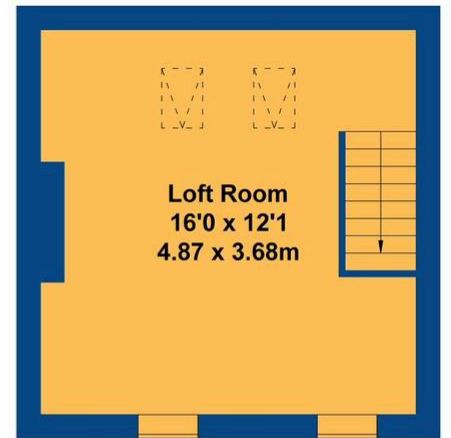
Approximate Gross Internal Area
1238 sq ft - 115 sq m



GROUND FLOOR



FIRST FLOOR



LOFT ROOM

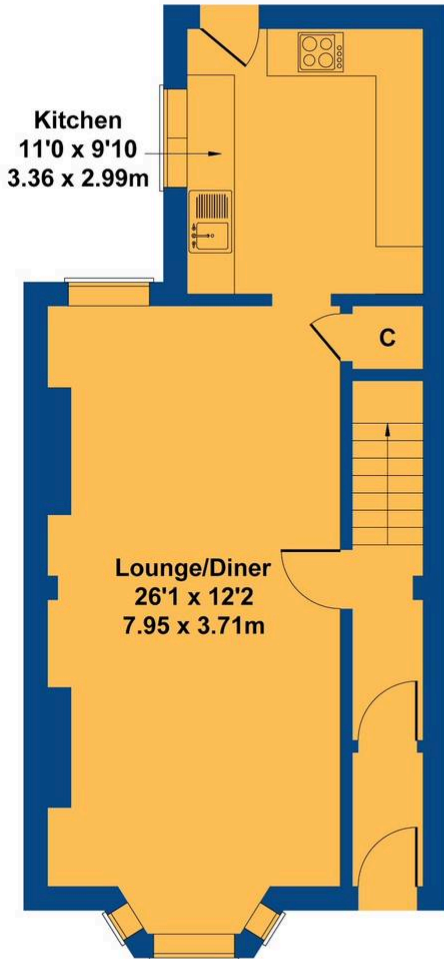
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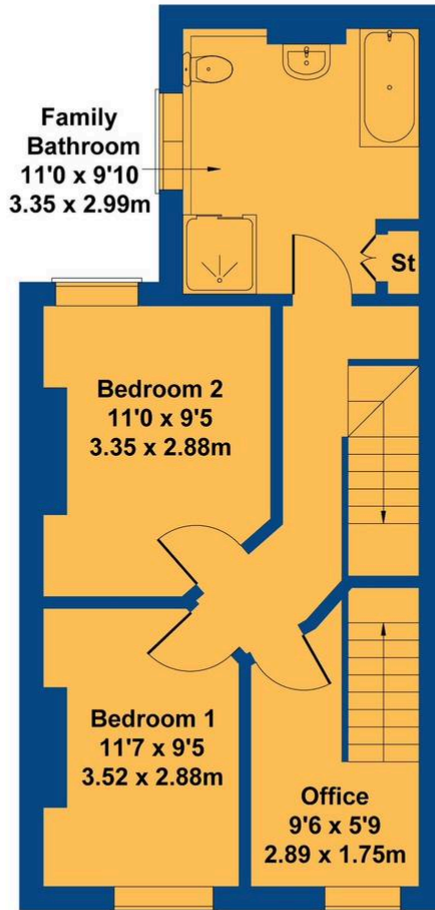
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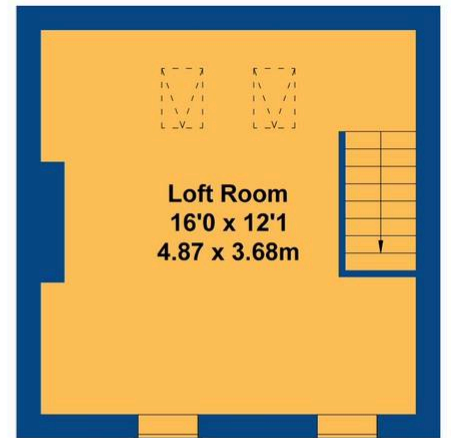
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