

FOR SALE

Westward Rise

Garden Suburb, Barry, CF62 6PN

GARDEN SUBURB, BARRY

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ASKING PRICE

£360,000

3 BEDROOMS

1 BATHROOM

2 RECEPTIONS

1,019 SQ FT

1019.00 SQFT

TWO RECEPTION ROOMS

FRONT AND REAR GARDENS

NO ONWARD CHAIN

SOUTH FACING GARDEN

THREE DOUBLE BEDROOMS

KITCHEN/DINER

DRIVEWAY

CLOSE TO LOCAL AMENITIES



THE PROPERTY

Set in one of Barry's most desirable locations, this attractive mid-terrace home on Westward Rise offers an ideal opportunity for families or those looking to move to the area. With no onward chain, the property is ready, allowing you to settle in without delay.

Inside, the home features two well-proportioned reception rooms, providing versatile spaces for both entertaining and everyday living. There are three generously sized double bedrooms, offering plenty of room for comfort and relaxation, along with a conveniently located upstairs shower room.

A key highlight of the property is the spacious rear garden, perfect for children, outdoor dining, or summer gatherings. The home also benefits from off-road parking, with scope to create additional parking if required, ensuring ample space for residents and visitors.

For those seeking future potential, the property also offers scope for extension (subject to the necessary planning permissions), giving you the flexibility to further enhance and personalise the space.

Overall, this is a superb opportunity to acquire a spacious home in a sought-after area, combining immediate comfort with excellent potential for future growth.

INSIDE



ACCOMMODATION

PORCH	1.80m x 0.91m
HALLWAY	1.17m / 0.89m
LOUNGE	3.02m / 4.17m x 3.02m
LIVING ROOM	3.02m / 3.33m x 5.00m
KITCHEN	3.91m / 2.95m x 5.00m / 4.34m
LOBBY	0.81m x 1.07m
WC	1.63m x 0.81m
BEDROOM ONE	3.12m / 2.39m x 3.02m
BEDROOM TWO	3.40m / 1.57m x 3.38m
BEDROOM THREE	3.53m x 2.54m
SHOWER ROOM	1.42m x 2.41m

PROPERTY TYPE	HOUSE - MID TERRACE
INTERNAL AREA	1,019 SQ FT
TENURE	FREEHOLD
COUNCIL TAX	BAND D · ABOUT £2,232 A YEAR <i>Vale of Glamorgan Council, 2026/27 estimate</i>
EPC RATING	47 · POTENTIAL 75

FLOORPLAN

Westward Rise, Barry, CF62 6PN



Total Area: 94.7 m² ... 1019 ft²

All measurements are approximate and for display purposes only



Cassie Deans

SENIOR VALUER

BARRY BRANCH

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SCAN TO SEE WHAT'S
NEAR YOU

CARDIFF VALE CAERPHILLY BRISTOL

These particulars are a general guide and do not form part of any offer or contract. Measurements are approximate, taken at the widest points, and should not be relied on for carpets or furnishings. We have not tested any services, appliances, fittings or systems. Photographs may have been taken with a wide-angle lens. Tenure and council tax band are as advised by the seller and must be confirmed by your legal adviser. Jeffrey Ross, 84 High Street, Barry, CF62 7DX. 01446 700222. The Property Ombudsman, membership D03828.
jeffreygross.co.uk