



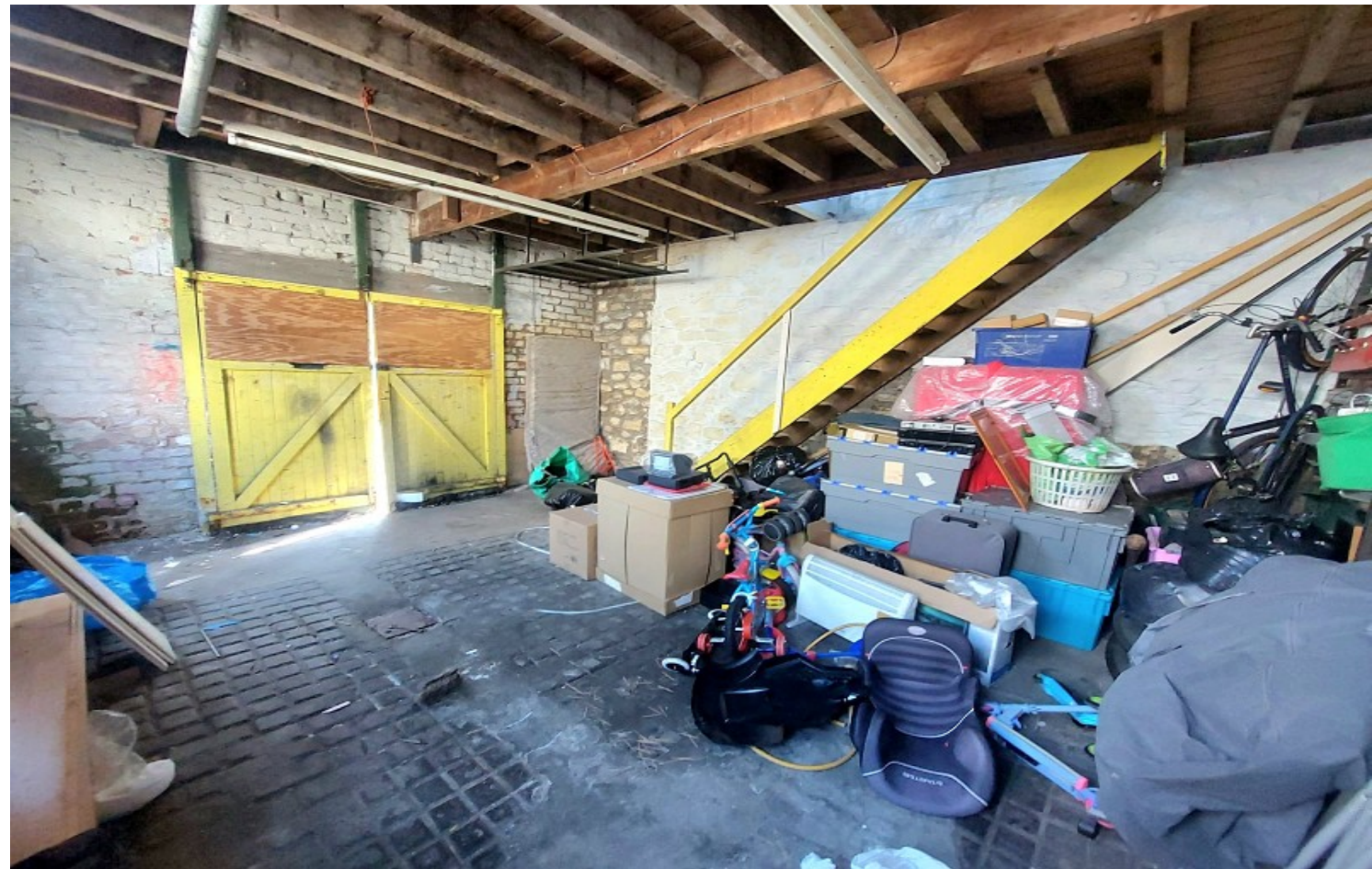
Rear Of Woodlands Road, Barry, CF62 8EE

DanielMatthew
ESTATE AGENTS

Rear Of Woodlands Road, Barry, The Vale Of Glamorgan. CF62 8EE

£60,000

*** CASH BUYER ONLY*** Daniel Matthew Estate Agents are delighted to offer for sale this two storey coach house which is ripe for conversion into a one bedroom detached property, with appropriate planning and building regulations being applied for by the new owner. The property will need to be connected to all utilities by the new owner. This property can also be used as a business with planning, currently has no formal address however it has its own land registry number. Viewing's are recommended, please contact a member of our team on 01446 502806.



Ground Floor

(19' 0" x 15' 03") or (5.79m x 4.65m)

Enter via double panelled wooden doors, original quarry tiled flooring, original brick walls, wall mounted electric supply, wall mounted tap, two wooden windows to side aspect, glazed wooden door leading to side court yard enclosed garden, wooden staircase leading to first floor.

First Floor

(19' 00" x 15' 03") or (5.79m x 4.65m)

Two obscured wooden windows to front aspect, one wooden window to rear aspect, original brick walls, original wooden floorboards, pitched roof.

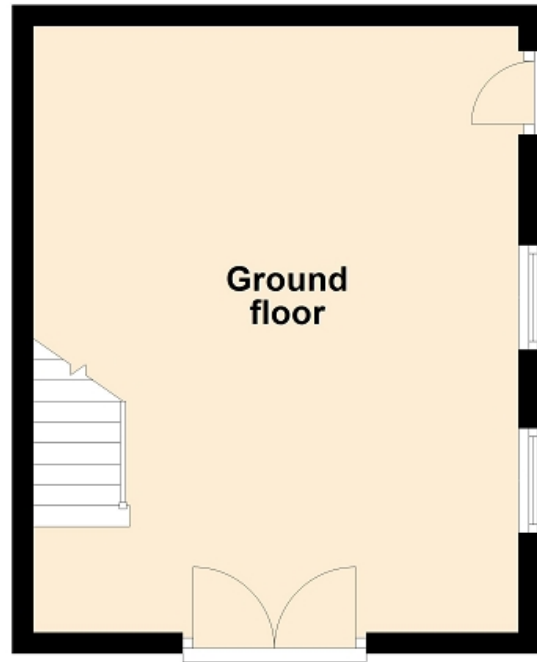
Outside

Brick and fenced boundaries, cobble paved area, stone chippings, flower bed area.



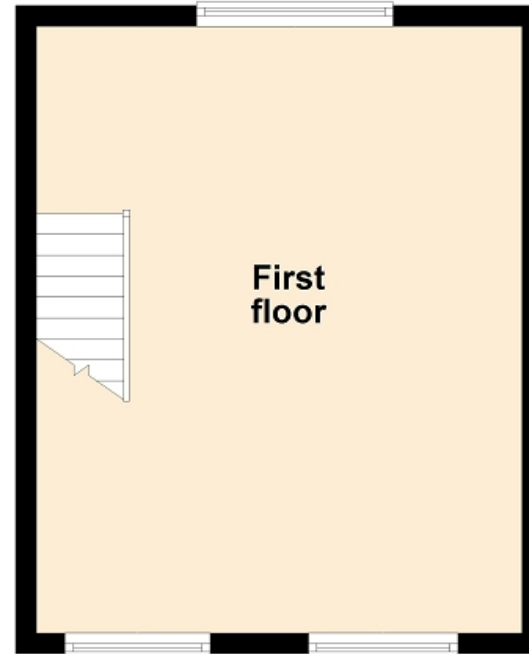
Ground Floor

Approx. 27.0 sq. metres (290.2 sq. feet)



First Floor

Approx. 27.0 sq. metres (290.2 sq. feet)



Total area: approx. 53.9 sq. metres (580.5 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.