







7, Victoria Square

Penarth, CF64 3EH

Watts & Morgan

7 Victoria Square

Penarth CF64 3EH

£4,500 Per Calendar Month

6 Bedrooms | 4 Bathrooms | 3 Reception Rooms

A large six bedroom Victorian property occupying an enviable corner plot in the highly desired Victoria Square. Over-looking the grounds of All Saints Church and found a short walk to Penarth Town Centre, Penarth Train Station and local amenities. Boasting over 3000sq.ft. with spacious accommodation over three floors which briefly comprises; porch, entrance hallway, sitting room, dining room, open-plan kitchen/living/dining room and ground floor cloakroom. Three double bedrooms and two bathrooms on the first floor along with a further three bedrooms and shower room on the second floor. The property retains numerous original features throughout. Externally the property benefits from beautifully landscaped wrap around gardens, gated off-road parking beyond which are four single garages forming one block and offering huge potential for further development. EPC Rating; 'D'

GROUND FLOOR

Access from an external porch through the original wooden obscured glazed front door into a welcoming porch benefitting from tiled flooring and original cornice works detail. An inner wooden stained glass door provides access into the hallway.

The welcoming entrance hall benefits from numerous original features including the carpeted staircase leading to the first floor landing, dado rails, picture rails, cornice works detail. The hallway also offers three large recessed storage cupboards; one of which houses the hot water cylinder.

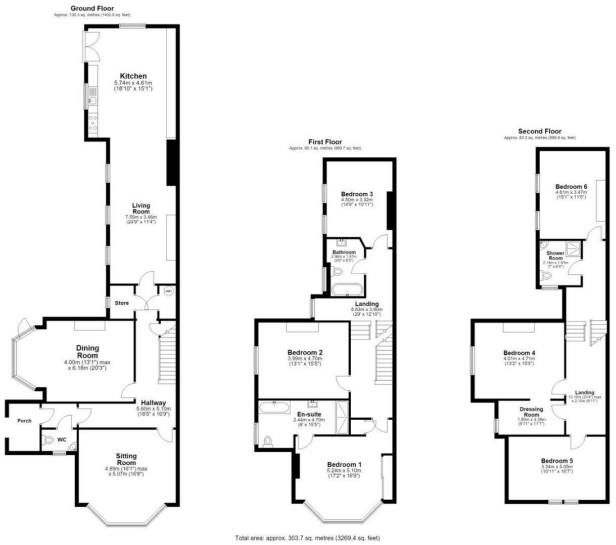
The cloakroom has been fitted with a two-piece white suite comprising; a WC and a corner wash hand basin. The cloakroom further benefits from tiled flooring, a wall-mounted chrome towel radiator and a wooden single glazed sash window.

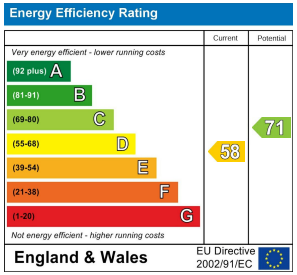
The beautiful bay fronted sitting room, located to the front of the property enjoys exposed wooden flooring, a central feature period gas fireplace and numerous original features including ceiling works, picture rails, dado rails and deep skirting boards.

The charming bay fronted dining room enjoys carpeted flooring, a central feature gas period fireplace with wooden surround, continuation of original features including skirting boards, dado rails, picture rails and cornice work detail and a wooden, single glazed sash bay windows with a door providing access to the side garden.

The large open-plan kitchen/living/dining room provides a versatile family space. The living room enjoys a central feature gas fireplace with recessed store cupboards, laminate wood effect flooring and three single glazed wooden sash windows to the side elevation.

The kitchen showcases a range of base and wall units with quartz work surfaces. Appliances to remain include; a freestanding American style fridge/freezer, a 'Hisense' washing machine, a 'Hotpoint' dishwasher and a Rangemaster five-burner gas cooker with extractor hood over. The kitchen further offers a single bowl counter sunk sink with drainer, recessed ceiling spotlights, uPVC double glazed windows to the side and rear elevations as well as French doors providing access into the rear garden.





These particulars are prepared for guidance purposes only and do not constitute, or form any part of an offer or contract. Whilst every effort has been made to ensure the information provided is accurate, the details have been supplied by the seller and should not be relied upon as statements or representations of fact. Neither Watts & Morgan Estate Agents, its employees, nor the seller or landlord makes or gives any representation or warranty, express or implied, as to the accuracy or completeness of the information contained herein. Prospective purchasers or tenants are advised to satisfy themselves as to the accuracy of all details through their own inspections, enquiries and, where appropriate,

Bridgend
T 01656 644 288
E bridgend@wattsandmorgan.co.uk

Cowbridge
T 01446 773 500
E cowbridge@wattsandmorgan.co.uk

Penarth
T 029 2071 2266
E penarth@wattsandmorgan.co.uk

London
T 020 7467 5330
E london@wattsandmorgan.co.uk

Follow us on

Watts & Morgan