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Newport Road, Rumney Cardiff
offers over £500,000

 peter
alan

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About the property

A substantially improved and exceptionally spacious double-fronted three-bedroom family home, originally built in the 1930s and offering an impressive 2,138 sq ft of accommodation. Tucked away at the end of a private road, set well back from Newport Road, this unique property enjoys a quiet and secluded position just a short walk from Rumney Village Centre. Boasting a superb level rear garden, ideal for family living and entertaining, the property further benefits from a large 29ft summerhouse/workshop, extensive gated driveway parking and an outstanding 37ft attached garage. The versatile accommodation includes three generous reception rooms, comprising a spacious lounge, sitting room and snug/drawing room, together with a stylish ground floor shower room and a superb 18ft open-plan kitchen/dining room, newly installed in 2025. To the first floor are three excellent double bedrooms, including a generous principal bedroom measuring 18ft x 11ft. Additional features include porcelain tiled flooring, gas central heating, contemporary oak internal doors, and replacement PVC double-glazed windows. A rare opportunity to acquire a sizeable family home with outstanding outside space, extensive parking and excellent versatility in a sought-after location.

****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.****

Accommodation

Ground Floor Entrance Hall

12' 5" x 6' 2" (3.78m x 1.88m)
Approached via a white PVC part paneled double glazed front entrance door inset with a coloured glass upper lights opening into a central hall with porcelain tile flooring and a carpeted returning spindle balustrade staircase that leads to the first-floor landing.

Shower Room:

6' 3" x 6' 4" (1.91m x 1.93m)
Stylish, modern, contemporary white suite with porcelain tiled walls and ceramic tiled floor comprising fully tiled shower cubicle with Triton shower unit with glass shower door and screen, shaped mounted wash hand basin with chrome mixer taps, pop up waste, contemporary grey high gloss vanity unit with slimline handles, slimline WC, PVC patterned glass double glazed window to rear, ceiling with spotlights, stylish chrome towel rail/ vertical radiator, contemporary sliding oak panel door.

Sitting Room:

18' x 11' (5.49m x 3.35m)
Approached independently from the entrance hall via contemporary oak panel door with stylish chrome door handles leading to a spacious reception room inset with a feature character fireplace with a living flame coal effect gas fire tiled surrounding hearth, PVC diamond leaded double-glazed window with coloured glass upper lights, overlooking the large and lovely gardens, coved ceiling, double radiator, white PVC double glazed window overlooking gated rear driveway.

Snug





18' 4" x 10' (5.59m x 3.05m)

Independently approached from the sitting room via a contemporary oak panel door, leading to a very useful third reception room with porcelain tiled floor, Adam style fireplace, double radiator, coved ceiling, white PVC double glazed French doors that open on to large and lovely rear gardens, white PVC double glazed bow window with outlooks across the private gated entrance drive. Internal courtesy door leading to the large garage.

Lounge:

18' x 12' 7" (5.49m x 3.84m)

Independently approached from entrance hall via contemporary oak panel door, leading to a sizeable principal reception room with porcelain tiled flooring, high coved ceiling, open fireplace with floating mantle, white PVC double glazed diamond leaded window with coloured upper lights overlooking the large and lovely gardens, further white PVC double glazed window with an outlook across the private gated drive. Two radiators.

Open Plan Kitchen/ Dining Room

18' x 12' 6" (5.49m x 3.81m)

Independently approached from the lounge via contemporary oak panel door, leading to a well appointed stylish contemporary modern fully fitted

kitchen and dining room. With panel fronted units in grey. Beneath square nose laminate worktops, incorporating a modern Caple sink unit with chrome mixer taps, large Flavel range cooker. With seven ring gas hob including wok burning, walls finished in ceramic retro tiles, porcelain tiled flooring throughout, integrated fridge freezer, space for housing a tumble dryer, space for the housing a washing machine, soft closing doors and draws throughout, matching eye level units in white, stylish chrome power points throughout, ample space for a dining table and six chairs, high ceiling with spot lights, radiator, white PVC double glazed window with an outlook across the private gated rear drive, further PVC double glazed part panel door opening onto the driveway, large eye level unit neatly housing the Worcester gas boiler, white PVC double glazed french doors that open on to a private sun terrace with outlook over the large and lovely, secluded enclosed level gardens. Integrated deep pan draws.

First Floor Landing:

Approached via a carpeted spindle balustrade staircase leading to a central main landing with a pretty bay window with white PVC double glazed diamond leaded units with outlooks across the large and lovely enclosed level gardens, full sized accessed roof space via a drop-down aluminum ladder.

Master Bedroom 1

18' x 11' (5.49m x 3.35m)

Independently approached via the landing through contemporary oak panel door leading to a most spacious master bedroom with high coved ceiling, two radiators, white PVC replacement double glazed windows with outlooks on the gated private entrance drive, further PVC double glazed window with diamond leaded lights and coloured glass upper lights overlooking the large and private enclosed level gardens.

Bedroom 3

9' 8" x 7' 10" (2.95m x 2.39m)

White PVC double glazed window with outlooks across the private gated entrance drive, high coved ceiling, radiator, approached from the landing via a contemporary oak panel door.

Family Bathroom

9' 3" x 4' 10" (2.82m x 1.47m)

Modern white suite, approached from the landing via contemporary oak panel door, comprising panel bath with ceramic tile splashback and chrome mixer taps and mixer shower fitment, shaped peddle stool wash hand basin with tiled splashback and chrome taps,



slimline WC, chrome vertical towel rail/ radiator, high cove ceiling, two PVC double glazed pattern glass windows to the rear.

Outside - Private Entrance Dri

The property is approached from a private lane, accessed from Newport Road, which leads to a very wide stenciled concrete private off street drive with a double gated entrance providing ample parking for numerous cars largely enclosed by high timber fencing to afford privacy and security.

Garage

37' x 15' 7" (11.28m x 4.75m)
Electric, power and light, approached from private entrance drive via double panel door, two windows overlook the large and lovely gardens.

Workshop

29' x 12' 2" (8.84m x 3.71m)
Large and very versatile detached outside workshop providing potential to be further converted into a supersized office or summer house, constructed in a timber with a pitch roof and electric, power and light. Including two PVC windows and PVC patio sliding doors.

Gardens



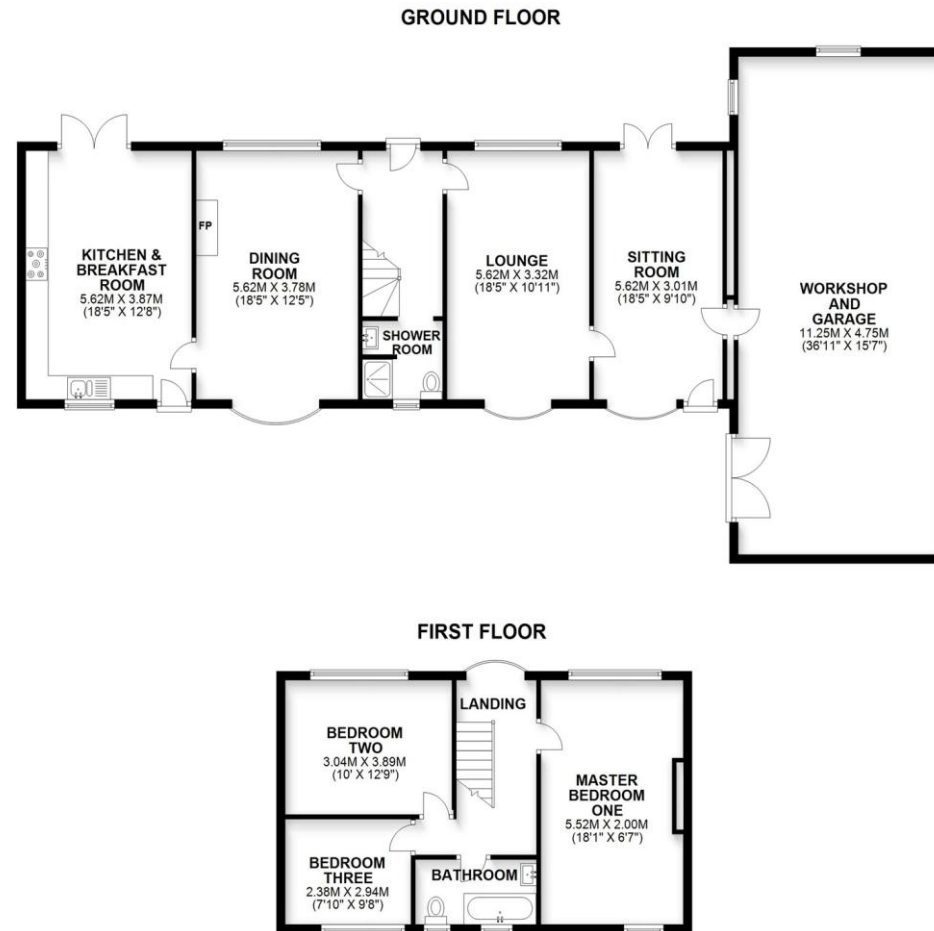
The property benefits from a superb, large and lovely, private level fully enclosed garden, perfect for a growing family. Providing privacy and security from timber fencing, together with mature screens of trees. Inset with block pave pathways and a further private sun terrace with a large side gate providing access to a further large private garden that leads directly onto the main private drive.





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