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MR HOMES
SALES & LETTINGS



Plymouthwood Road,
Ely, Cardiff
CF5 4DD

Guide Price £179,950 to £189,950
Freehold

Plymouthwood Road
Ely, Cardiff, CF5 4DD

Overview

- GUIDE PRICE: £179,950 to £189,950
- OPEN-PLAN LIVING
- MOVE STRAIGHT IN
- MODERNISED THROUGHOUT
- 2x RECEPTION ROOMS
- CONSERVATORY
- BRAND NEW CARPETS
- LARGE REAR GARDEN
- uPVC D/G & GAS C/H with COMBI
- FREEHOLD



MOVE STRAIGHT INTO THIS 3-BED SEMI-DETACHED FAMILY HOME - OPEN-PLAN LIVING - MODERNISED THROUGHOUT - BRAND NEW CARPETS – FREEHOLD.

MR HOMES are very pleased to Offer **FOR SALE** this 3-Bedroom Semi-Detached Spacious Family Home comprising in brief; Porch Entrance, Inviting Hallway, Lounge with bay Window to Front, Open-Plan & L-Shaped Sitting Room & Modern Kitchen, Conservatory, Staircase to the 1st Floor Landing with a Hatch to the Boarded Loft via attached Ladders, Bedrooms 1, 2, 3, Bathroom & Separate W.c with Wash Hand Basin. To the Front is Mainly Brick-Paved with a Strip of Lawn to the Side. Access to the Large & Enclosed Rear Garden via the Side of the Property. uPVC Double Glazing Windows & Gas Central Heating powered by a Worcester Combi-Boiler.

EPC Rating = Awaiting Assessment...
Council Tax Band = B.

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**FREE MORTGAGE ADVICE AVAILABLE
UPON REQUEST...**



Porch

Entrance Hallway

Reception Room 2

12' 9" into Bay Window x 10' 3" (3.88m x 3.12m)

Open Plan Lounge & Kitchen

21' 0" max x 15' 2" max (6.40m x 4.62m)

Conservatory

9' 0" x 4' 9" (2.74m x 1.45m)

1st Floor Landing with Hatch to Loft



Bedroom 1

12' 5" x 11' 8" (3.78m x 3.55m)

Bedroom 2

12' 0" max x 8' 5" (3.65m x 2.56m)

Bedroom 3

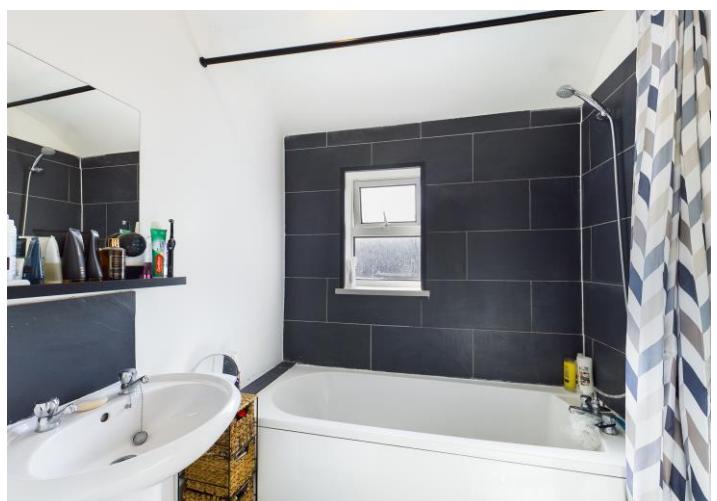
10' 3" x 9' 6" (3.12m x 2.89m)

Bathroom

5' 10" x 5' 10" (1.78m x 1.78m)

W.c

5' 1" x 2' 7" (1.55m x 0.79m)

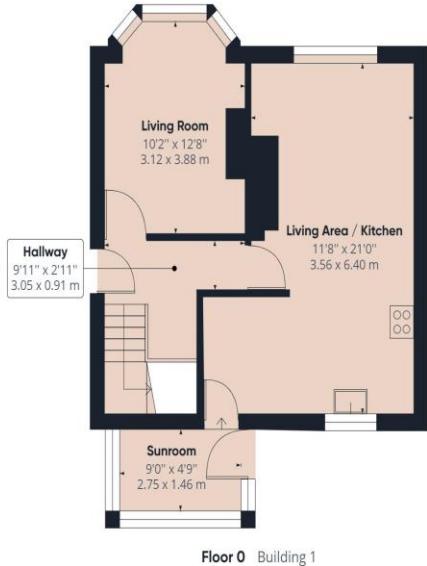


Front Garden - Laid to Lawn - Brick Paving - Access to the Rear Garden via Side

Rear Garden - Large & Enclosed



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Approximate total area⁽¹⁾

919.71 ft²
85.44 m²

Reduced headroom

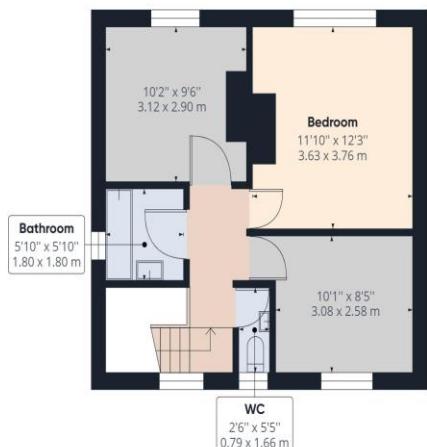
5.73 ft²
0.53 m²

(1) Excluding balconies and terraces

□ Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



CARDIFF WEST

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