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MR HOMES
SALES & LETTINGS



Bridge Road Llandaff North
Cardiff CF14 2JL

Asking Price £180,000
Leasehold

Bridge Road

Llandaff North, Cardiff, CF14 2JL

Overview

- Spacious First Floor Apartment
- Large Sitting Room
- Fitted Kitchen
- Two Double Bedrooms
- Bathroom
- Two Allocated Parking Spaces
- Close to All Local Amenities
- Hailey Park On Your Door Step
- Good Condition Throughout
- 98 Year Lease



MR Homes are delighted to act as sole agent, for clients selling their wonderful first floor purpose built apartment situated on Bridge Road in Llandaff North Cardiff CF14. The property is located conveniently for the local village shops and amenities. Hailey Park and its leisure activities and walks along the River Taff are on your door step and Cardiff City Centre and Cardiff Bay are within easy reach.

A communal entrance leads to the first floor and the accommodation comprises of an entrance hallway, spacious sitting/dining room, fitted kitchen, two double bedrooms, and a family bathroom. Externally to the rear there is a communal patio garden and a private parking area. The property will appeal to a first time buyer or could be added to a buy to let portfolio. A wonderful property in a highly desirable location. If you would like further information or would like to secure a viewing please contact MR Homes on 02920 204555. Don't miss out!

EPC Rating = TBC. Council Tax Band = C.

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



Approach

Access to the building is via a side entrance with steps to the first floor, allocated parking to the rear of the building

Entrance

6' 1" x 4' 1" (1.85m x 1.25m)

Double glazed window to rear, wood laminate floor, door to

Hallway

20' 1" x 5' 7" (6.11m x 1.71m)

Coving to ceiling, wall mounted radiator, matching wood laminate flooring, doors to

Bedroom One

11' 7" x 10' 0" (3.53m x 3.06m)

Double glazed window to rear, coving to ceiling, a range of built in wardrobes, wall mounted radiator, matching wood laminate flooring, tv and power points

Bedroom Two

11' 9" x 9' 10" (3.58m x 2.99m)

Double glazed to rear, coving to ceiling, built in wardrobe, wall mounted radiator, matching wood laminate flooring, power points

Bathroom

5' 7" x 7' 4" (1.71m x 2.24m)

frosted double glazed window to rear. A suite to include a panel enclosed bath with taps and wall mounted electric shower over, pedestal hand wash basin, low level flush WC, wall mounted radiator, fully tiled

Sitting Room

12' 4" x 16' 1" (3.77m x 4.89m)

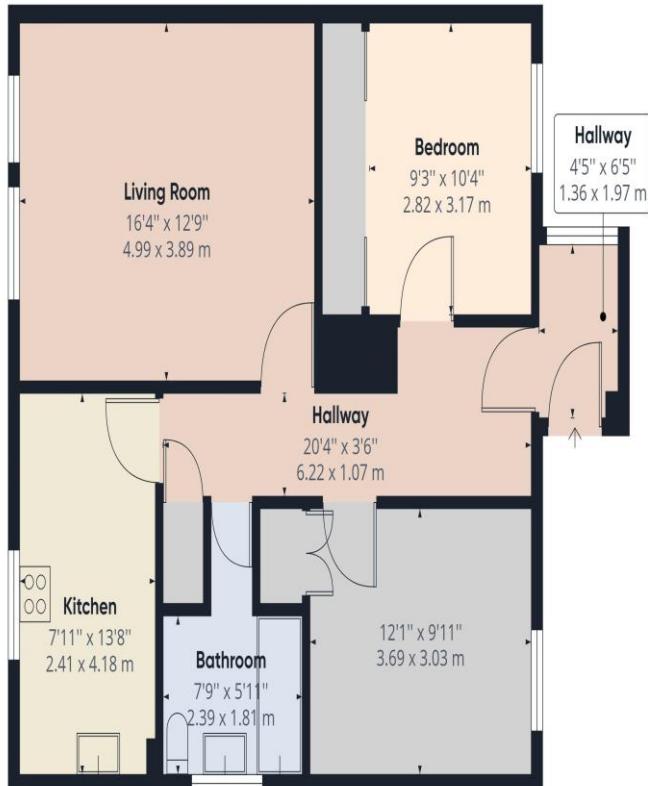
Double glazed window to front, coving to ceiling, wall mounted radiator, matching wood laminate flooring, tv and power points

Outside

To the rear of the property is a communal patio garden and a private parking area where two allocated parking spaces are in place for this property.



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⁾

754.00 ft²
70.05 m²

(1) Excluding balconies and terraces

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

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CARDIFF WEST

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