

26 Junction Terrace, Radyr, Cardiff, CF15 8ED



Estate Agents and
Chartered Surveyors

Asking Price Of

£369,950



Town House



Property Description

**** FOUR BEDROOM MID TERRACED TOWNHOUSE WITH GARAGE AND PARKING **** An opportunity to acquire this mid terraced townhouse set in the popular area of Radyr close to all amenities. The accommodation briefly comprises; hallway, kitchen/dining room, lounge and WC/Cloakroom. Three bedrooms and a family bathroom to the first floor and master bedroom with en-suite to the second floor. Outside there are front and rear gardens. Single garage with parking space. Gas central heating. EPC Rating: C

Tenure Freehold

Council Tax Band F

Floor Area Approx 1161 sq ft

Viewing Arrangements
Strictly by appointment

LOCATION

The property is situated in the much sought after area of Radyr conveniently situated for local amenities include a parade of shops, restaurant, doctors and dentist surgeries, golf and tennis clubs, library, regular bus service and good schools at all levels.

ENTRANCE

Entered via paved pathway to front door. Laid to lawn with boundary wall, wrought iron fence and mature hedging. Outside tap.

HALLWAY

Doors to cloaks/WC, kitchen/breakfast room and lounge/dining room. Herringbone effect LVT flooring. Stairs rising to first floor. Radiator.

KITCHEN/DINING

9' 3" x 16' 0" (2.835m x 4.898m)
uPVC double glazed bay window to front. New kitchen with a range of base and eye level units incorporating Belfast sink and granite worktops. Integrated fridge/freezer, dishwasher and washer/dryer. Fitted Range master cooker. Mandarin stone tiled flooring. Tiled splash backs. Radiator. Cupboard housing gas central heating boiler. Space for table and chairs.

LOUNGE/DINING

11' 6" (max) x 16' 2" (3.523m x 4.941m)
uPVC double glazed window to the rear and further uPVC double glazed French doors to

the rear garden. Spotlights TV aerial. Two radiators. Herringbone effect LVT flooring.

CLOAKS/WC

uPVC obscure double glazed window to the front. Low level WC. Tiled flooring. Corner wall mounted wash hand basin. Radiator.

FIRST FLOOR

LANDING

Airing cupboard housing hot water tank. Further storage cupboard. Doors to three bedrooms and a family bathroom. Stairs rising to second floor.

BEDROOM TWO

9' 4" x 11' 3" (2.862m x 3.451m)
uPVC double glazed window to front. Built in wardrobes. Radiator.

BEDROOM THREE

9' 4" x 10' 4" (2.867m x 3.159m)
uPVC double glazed window to front. Built in wardrobes. Radiator.

BEDROOM FOUR

6' 6" x 7' 8" (1.995m x 2.357m)
uPVC double glazed window to rear. Radiator.

FAMILY BATHROOM

5' 7" x 6' 6" (1.714m x 1.988m)
uPVC secure double glazed window to

front. Tiled splash backs, tiled flooring. Panelled bath. Low level WC. Pedestal wash hand basin. Extractor fan. Radiator.

SECOND FLOOR

LANDING

Radiator. Door to:

MASTER BEDROOM

10' 7" x 20' 11" (max) (3.236m x 6.381m)
uPVC double glazed window to front. Velux window to rear. Built in wardrobe. Two radiators, loft access. Oak wood flooring. Door to:

ENSUITE

8' 3" x 8' 11" (2.517m x 2.720m)
uPVC obscure double glazed window to rear. Pedestal wash hand basin and corner shower cubicle. Mandarin stoned tiled flooring. Shaver point, extractor fan. Radiator.

OUTSIDE

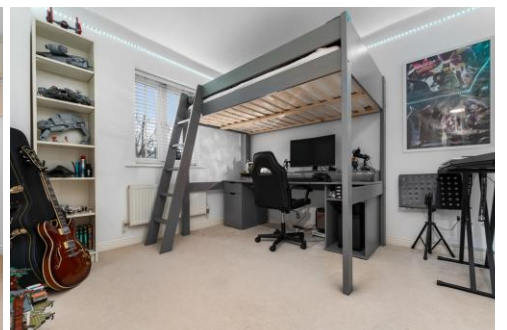
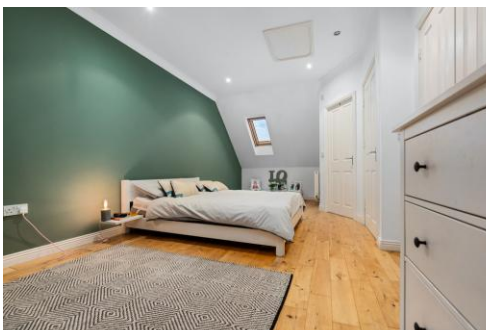
REAR

Enclosed rear garden, laid to lawn and stone chippings. Paved patio, boundary fence.

GARAGE

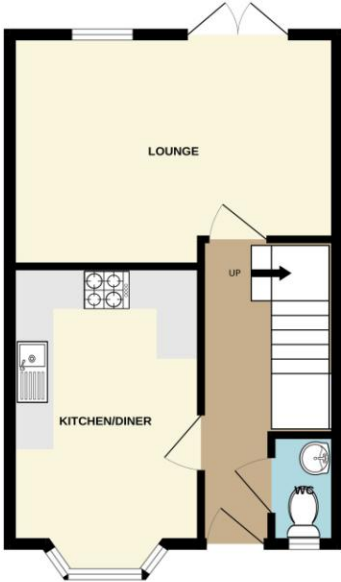
An up and over single garage. Parking to front.

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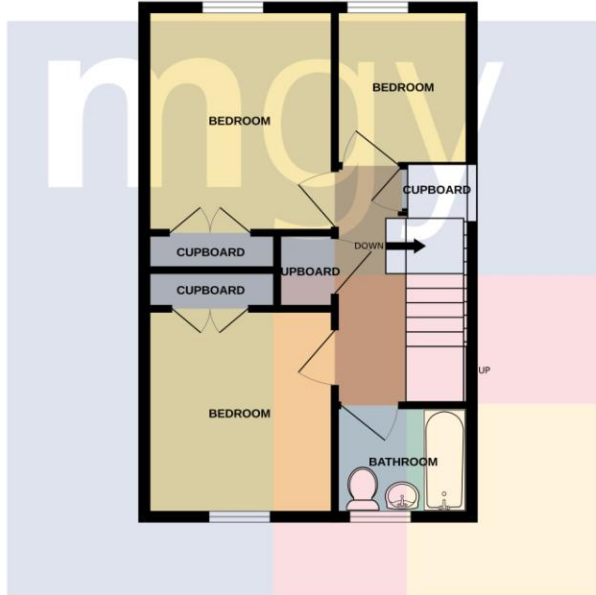


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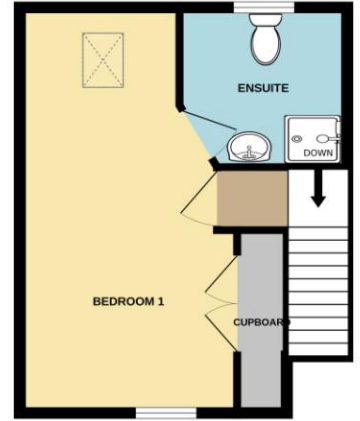
GROUND FLOOR
423 sq.ft. (39.3 sq.m.) approx.



1ST FLOOR
415 sq.ft. (38.6 sq.m.) approx.

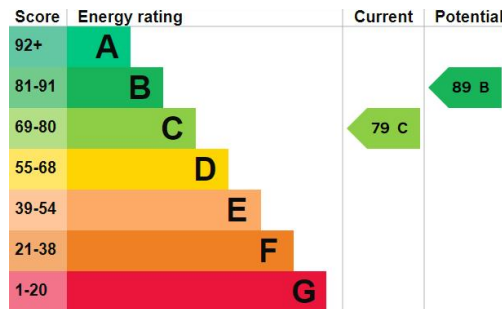


2ND FLOOR
322 sq.ft. (30.0 sq.m.) approx.



TOTAL FLOOR AREA: 1161 sq.ft. (107.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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