

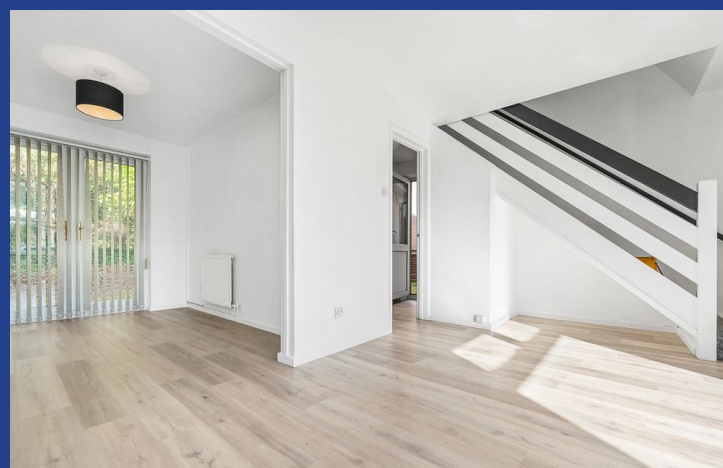
7 Stallcourt Close, Penylan, Cardiff, CF23 5EB



Estate Agents and
Chartered Surveyors

Asking Price Of

£299,950



Semi-Detached House

3

1

2

2

Property Description

An opportunity to acquire a recently improved 3 bedroom semi detached house in a quiet close which benefits from nearby amenities, such as local shops, restaurants and bars and also picturesque parkland including Waterloo Gardens and Roath Park. This small family home briefly comprises entrance porch and w.c., lounge open to dining room, kitchen, 3 bedrooms and a bathroom. The property is double glazed throughout and gas central heating. Driveway and lawn to front, enclosed garden and a garage. No ongoing chain. EPC RATING D

Tenure Freehold

Council Tax Band E

Floor Area Approx 764 sq ft

Viewing Arrangements
Strictly by appointment

LOCATION

The property is situated in the sought after area of Penylan with Waterloo Gardens and Roath Park nearby. In close proximity to Wellfield Rd and Albany Rd with many shops and amenities. Good transport links to the city centre and A48. Well regarded schools of all levels in close proximity.

ENTRANCE HALL

LVT flooring. Upvc double door. Obscured double glazed window to side. Door to lounge. Door to :-

WC

Obscured double glazed window to front. W.c, corner wash hand basin.

LOUNGE

15' 11" x 14' 0" (4.86m x 4.28m)
Double glazed window front. LVT flooring. Radiator. Fire surround. Stairs to first floor. Door to kitchen. Open to :-

DINING ROOM

7' 8" x 9' 8" (2.35m x 2.96m)
Double glazed uPVC French doors to rear garden. LVT flooring. Radiator.

KITCHEN

9' 8" x 7' 11" (2.96m x 2.42m)
Double glazed window to rear. Understairs storage cupboard. LVT flooring. Newly fitted kitchen with work surfaces and tiled splash backs incorporating stainless steel sink unit with mixer tap. Built in oven, 4 ring gas hob and extractor hood over. Wall mounted "Glow worm" gas boiler.

FIRST FLOOR

Stairs & landing

BATHROOM

7' 3" x 6' 2" (2.22m x 1.88m)
Obscured double glazed window to rear. Tiled walls. LVT flooring. Radiator. Adapter shower with electric shower, pedestal wash hand basin with hot and cold taps, w.c.

BEDROOM ONE

7' 10" x 10' 7" (2.41m x 3.25m)
Double glazed window to front. Radiator. Newly fitted carpet. Fitted mirror fronted wardrobes.

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BEDROOM TWO

10' 11" x 11' 2" (3.33m x 3.41m)

Double glazed window to rear. Radiator. Newly fitted carpet.

BEDROOM THREE

7' 8" x 7' 9" (2.34m x 2.37m)

Double glazed window to front. Radiator. Fitted cupboard. Newly fitted carpet.

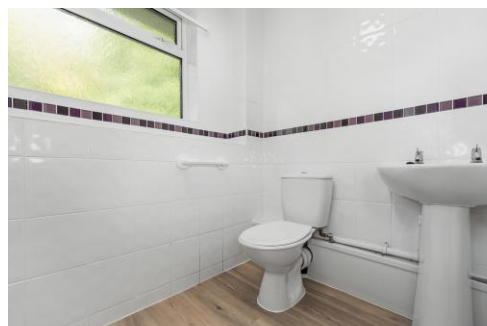
OUTSIDE

Rear - Gate to side. Part paved. Laid to lawn.
Outside tap.

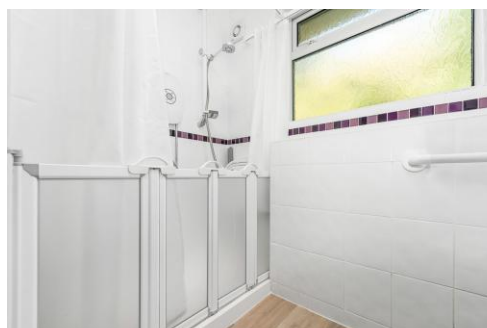
Front - driveway and lawn to front.

Garage - Up and over door to front. Power and lighting.

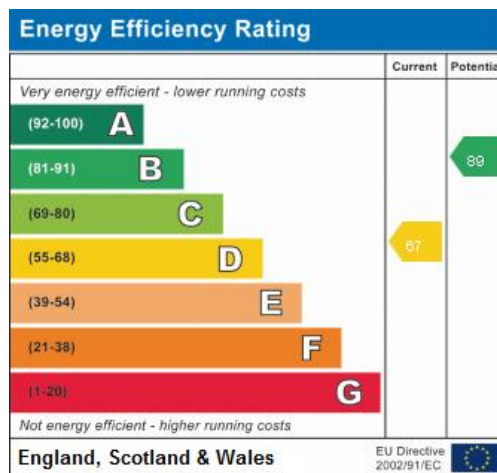
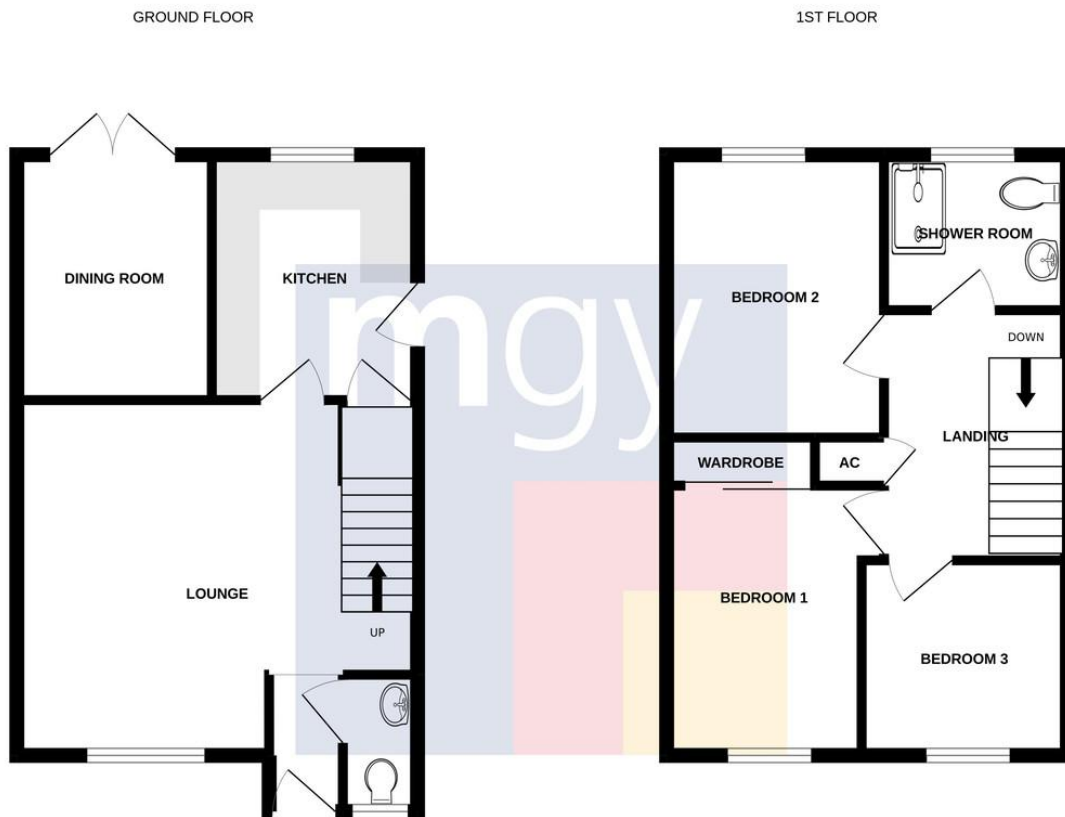
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Birchgrove 029 2052 9026

Birchgrove, 114 Caerphilly Road, Cardiff, South Glamorgan, CF14 4QG



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