

Pendyrys, Mortimer Road,

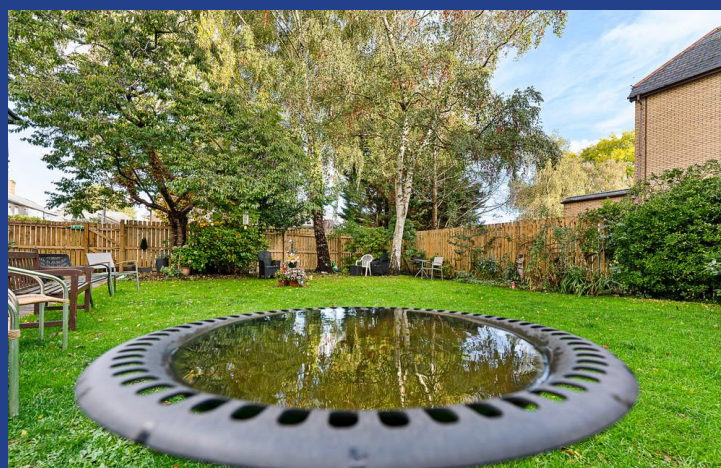
Cardiff, CF11 9LA



Estate Agents and
Chartered Surveyors

Asking Price Of

£89,950



Apartment



Property Description

****NO CHAIN**** MGY are pleased to bring to market a one bedroom retirement flat on the 1st floor with a pretty communal garden and off street parking in the heart of Pontcanna's cafe quarter. Local amenities include a parade of shops, cafes, restaurants and gastro pubs, the extensive parkland of Llandaff & Pontcanna Fields.

Tenure Leasehold

Council Tax Band B

Floor Area Approx 452 sq ft

Viewing Arrangements
Strictly by appointment

COMMUNAL ENTRANCE

Security access with access to the lift.

PRIVATE HALLWAY

Access to all rooms. Laminate flooring. Large storage cupboard. Additional cupboard with radiator.

LOUNGE

11' 8" x 9' 8" (3.58m x 2.97m)
uPVC double glazed window to the rear. Laminate flooring. Access to the kitchen. Radiator.

KITCHEN

10' 7" x 6' 5" (3.25m x 1.96m)
Fitted with a range if wall and base units incorporating a stainless steel bowl and drainer, space for cooker. Wall mounted gas central heating boiler. uPVC double glazed window to the rear.

BEDROOM

12' 9" x 8' 9" (3.89m x 2.67m)
uPVC double glazed window to the rear. Laminae flooring. Radiator.

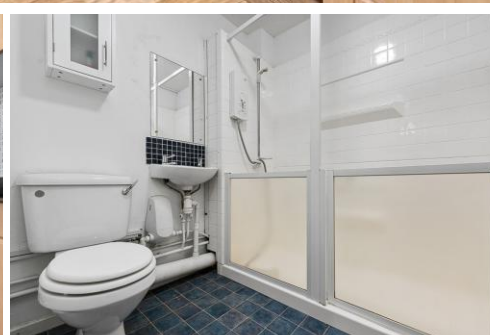
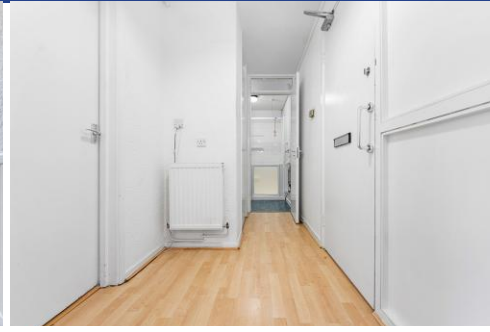
SHOWER ROOM

Fitted with a walk in shower, close coupled WC, pedestal wash hand basin. Radiator.

TENURE

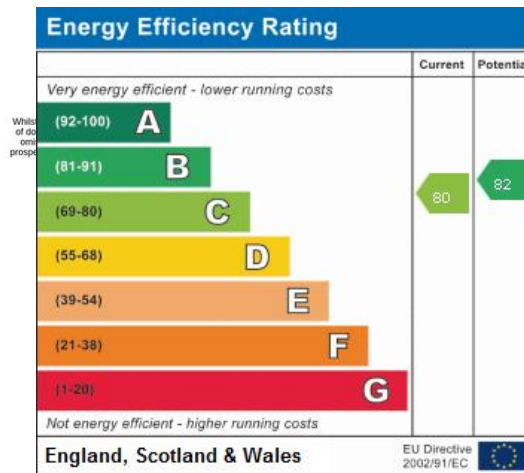
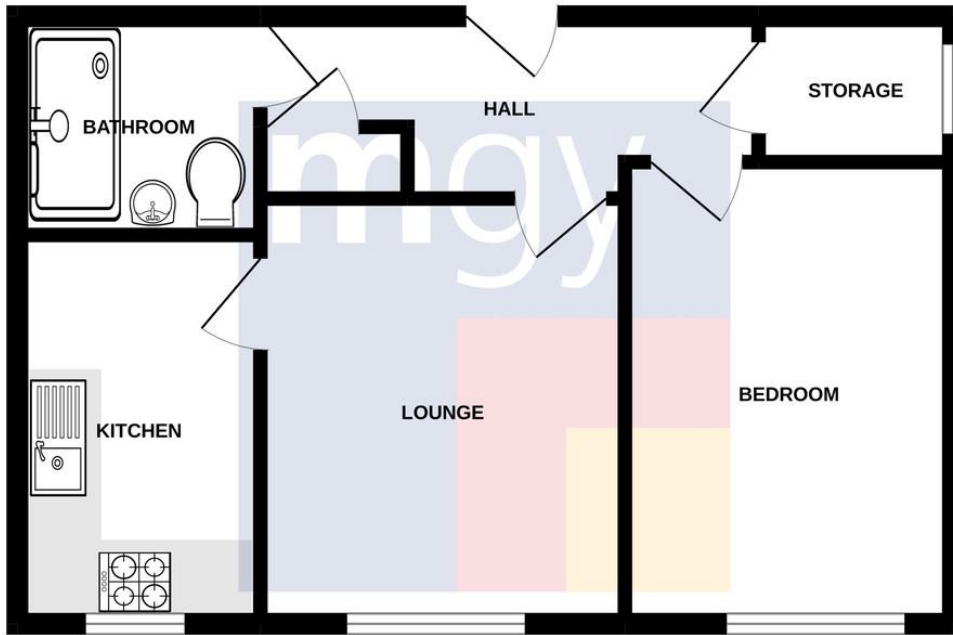
MGY are advised that the property is leasehold. Service charge and ground rent to be confirmed.

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Cardiff, CF11 9LA



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FIRST FLOOR



Pontcanna 02920 397152

95 Pontcanna Street, Pontcanna, Cardiff, South Glamorgan, CF11 9HS



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