

Seager Drive,

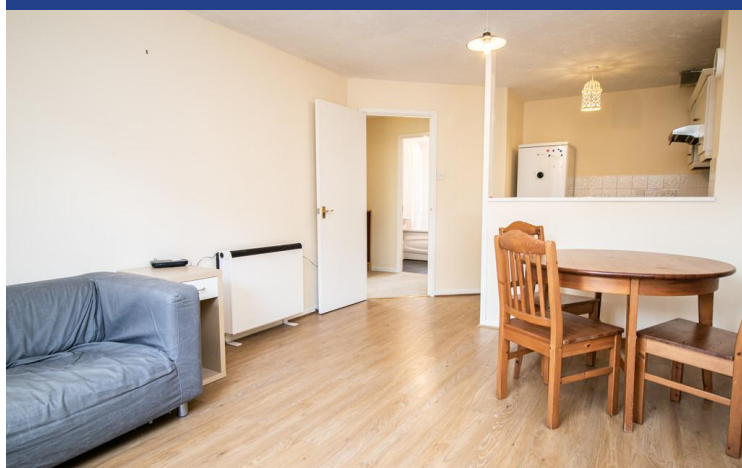
Windsor Quay, Cardiff Bay, CF11 7QA



Estate Agents and
Chartered Surveyors

Asking Price Of

£140,000



First Floor Apartment



Property Description

****NO CHAIN* IDEAL FIRST TIME PURCHASE**** An opportunity to acquire a spacious two bedroom, first floor apartment in the popular Windsor Quay development, which is close to Cardiff Bay Retail Park and with excellent links to the A4232 and M4. Mermaid Quay is also close by offering a variety of bars, shops and restaurants. Frequent public transport and links to Cardiff City Centre and surrounding areas. The accommodation comprises of entrance hall, open plan lounge/diner, kitchen, two bedrooms and bathroom. The property further benefits from double glazing throughout, electric heating, allocated parking space and visitor parking. No chain. Viewing recommended.

Tenure Leasehold

Council Tax Band C

Floor Area Approx 484 sq ft

Viewing Arrangements
Strictly by appointment

ENTRANCE HALL

8' 3" x 7' 8" (2.52m x 2.34m)
Entered via wooden door, with security spy hole. Carpeted flooring. Wall mounted security entry intercom system. Carpeted flooring. Wall mounted electric storage heater.

LOUNGE/DINER

18' 1" x 11' 0" (5.53m x 3.36m)
Double glazed uPVC windows to front. Wooden laminate flooring. TV aerial point. Telephone point. Wall mounted electric storage heater.

KITCHEN

7' 2" x 6' 11" (2.20m x 2.12m)
Vinyl tile effect flooring. Partly tiled walls. Fitted wall and base units, with work surfaces incorporating sink with mixer tap over and drainer. Integrated oven and four ring electric hob, with stainless steel extractor hood over. Space for washing machine, fridge freezer and dishwasher. Extractor fan.

BEDROOM ONE

13' 1" x 8' 1" (4.01m x 2.47m)
Double glazed uPVC windows to front. Carpeted flooring. Wall mounted electric storage heater. Storage cupboard, housing hot water tank.

BEDROOM TWO

9' 7" x 6' 4" (2.94m x 1.94m)
Double glazed uPVC windows to rear. Carpeted flooring. TV aerial point. Wall mounted electric storage heater.

BATHROOM

6' 4" x 5' 6" (1.94m x 1.70m)
Obscured double glazed uPVC windows to rear. Vinyl tile effect flooring. Partly tiled walls. Panelled bath, with main shower over. Pedestal wash hand basin with hot and cold taps over. W.C. Extractor fan.

PARKING

One allocated parking space.
Visitor parking.

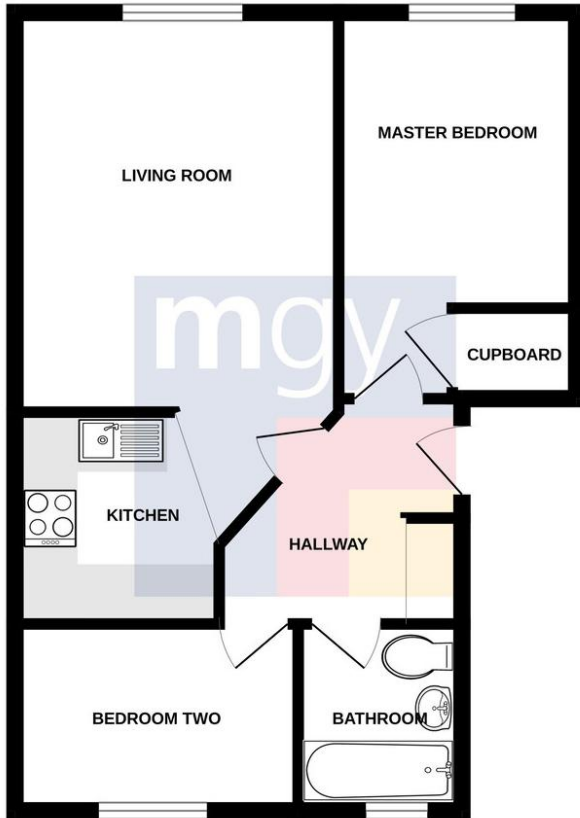
TENURE

MGY are advised that the property is leasehold, with a term of 999 years from 1997. Service charges of £1,079.66 per annum, which includes building insurance, security entry intercom system, maintenance of internal and external communal areas, regular cleaning and refuse disposal, an allocated parking space and visitor parking. Ground rent £100.00 per annum.

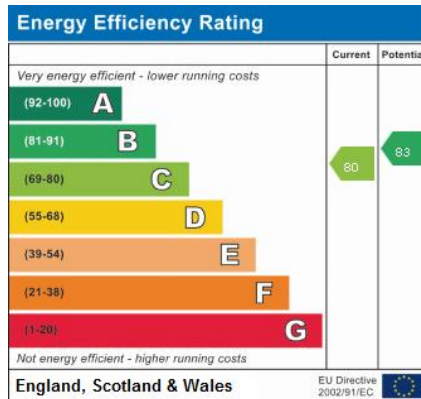
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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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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