

Corporation Road, Grangetown, Cardiff, CF11 7AY



Estate Agents and
Chartered Surveyors

Asking Price Of

£349,950



Three Bedroom Mid Terraced House

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Property Description

****TRADITIONAL MID-TERRACED HOUSE* NO CHAIN****
MGY are pleased to offer for sale a spacious three bedroom mid-terraced house, situated within the popular Grangetown area. Walking distance to Cardiff City Centre, Cardiff Bay and local amenities. The accommodation briefly comprises of entrance hall, living room, dining room, reception room, brand new 'Wren' kitchen, three double bedrooms and loft room, bathroom, low maintenance rear garden and exceptionally large cellar. The property further benefits from original features, gas central heating and double glazing throughout. No chain. Viewing highly recommended.

Tenure Freehold

Council Tax Band E

Floor Area Approx 1,690 sq ft

Viewing Arrangements
Strictly by appointment

ENTRANCE HALL

Entered via new uPVC Door to tiled porch area. Carpeted flooring. Wall mounted radiator. Under stair storage. Doors leading to living room and dining room. Stairway to first floor.

LIVING ROOM

18' 7" x 12' 2" (5.67m x 3.71m)
Double glazed uPVC windows to front. Laminate wood effect flooring. Wall mounted radiator. Double doors leading to reception room.

RECEPTION ROOM

12' 7" x 10' 0" (3.86m x 3.07m)
Double glazed uPVC window to rear. Laminate wood effect flooring. Wall mounted radiator.

KITCHEN

10' 11" x 10' 5" (3.35m x 3.19m)
Brand new 'Wren' kitchen. Double glazed uPVC windows to rear and side. Door leading to lean to. Laminate wood effect flooring. Part tiled walls. Modern fitted wall and base units, with work surfaces incorporating stainless steel sink. Four ring gas hob with extractor hood over. Splash back. Brand new integrated AEG oven. Space for fridge freezer, washing machine and dishwasher.

DINING ROOM

17' 8" x 10' 5" (5.41m x 3.19m)
Double glazed uPVC windows to side. Laminate wood effect flooring. Wall mounted radiator. Doors leading to cellar and kitchen.

CELLAR

Exceptionally large cellar. Accessed from the dining room.

FIRST FLOOR

Spacious landing. Carpeted flooring. Built in storage cupboard. Two wall mounted radiators. Stairway leading to loft room.

MASTER BEDROOM

16' 1" x 14' 0" (4.91m x 4.27m)
Double glazed uPVC bay windows to front. Additional double glazed uPVC window to front. Large double bedroom. Laminate wood effect flooring. Wall mounted radiator.

BEDROOM TWO

11' 10" x 10' 1" (3.61m x 3.09m)
Double glazed uPVC windows to rear. Double bedroom. Wall mounted radiator.

BEDROOM THREE

10' 9" x 10' 3" (3.28m x 3.14m)
Double glazed uPVC windows to rear. Laminate wood effect flooring. Wall mounted radiator.

BATHROOM

17' 10" x 7' 2" (5.45m x 2.19m)
Two obscure double glazed windows to side. Laminate wood effect flooring. Part tiled walls. Panelled bath. Separate shower cubicle with rainfall shower and additional shower attachment. Vanity enclosed wash hand basin. W.C. Bidet. Shaver point. Extractor fan.

LOFT ROOM

12' 5" x 12' 4" (3.81m x 3.76m)
Two double glazed uPVC sky lights. Laminate wood effect flooring. Eaves storage.

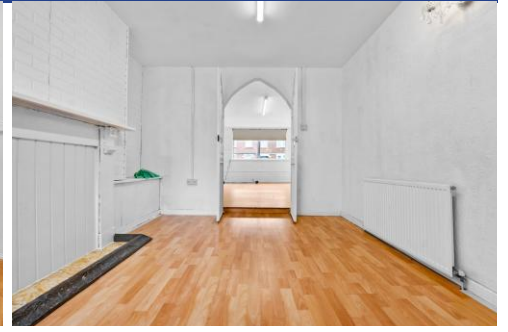
GARDEN

Low maintenance rear garden with brick surround. Ample sun all day. Rear lane gated access.

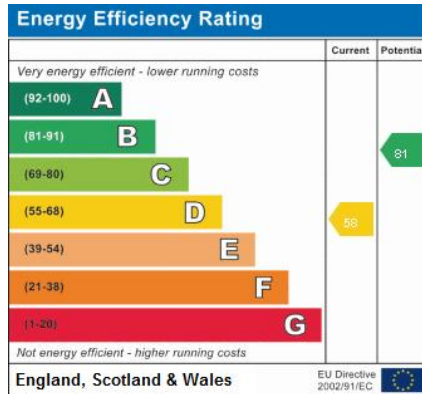
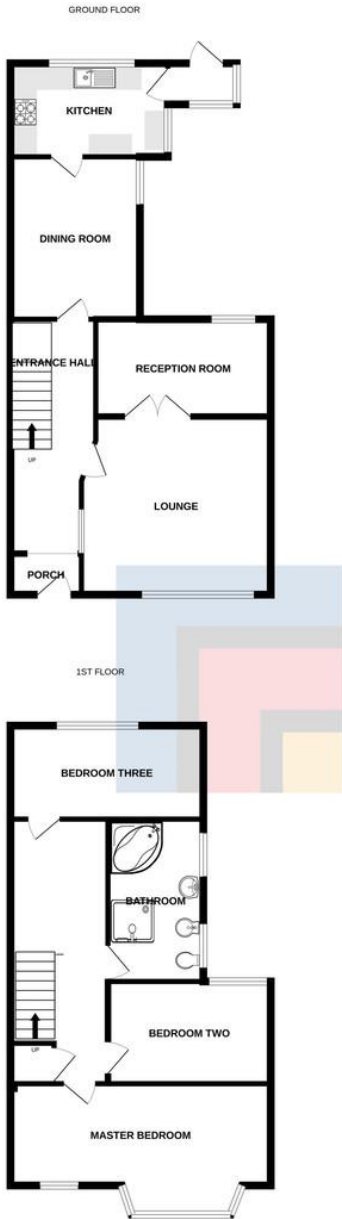
TENURE

MGY are advised that the property is freehold.

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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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