

Garage At Heol Fair, Llandaff, Cardiff, CF5 2ES



Estate Agents and
Chartered Surveyors

Offers In Excess Of

£65,000



Garage/Coach House With Garden

Property Description

**** GARAGE/COACH HOUSE WITH HARDSTANDING ****
PREVIOUS PLANNING PERMISSION GRANTED FOR RESIDENTIAL CONVERSION ** MGY are pleased to offer this semi-detached garage/coach house with garden/hardstanding, situated in a prime position within Llandaff village. The garage has vehicular access door to front, window to side over raised flower bed, and pedestrian door to rear. The rear courtyard is accessed via a right-of-way agreement. Please note the planning permission was granted in 2007 for conversion into residential, but we advise all interested parties to make their own enquiries (Planning No. 07/00238/W). Architect drawings and further information available on request.

Tenure Freehold

Council Tax Band N/A

Floor Area Approx TBC

Viewing Arrangements
Strictly by appointment

LOCATION

Llandaff is a popular and sought after residential suburb, conveniently located for schools. Bishop of Llandaff and two of the best private schools in Wales, Cathedral School and Howells, are all within walking distance of the property. The High Street offers shops, cafes, public houses, restaurants and banks, including a commuter railway station in Fairwater and Danescourt and a frequent bus service to and from the City Centre. Llandaff Fields is within walking distance and the Taff Trail offers parkland walks all the way to Cardiff City Centre.

TENURE

We are advised that the property is freehold.

SERVICES

We are advised that foul and surface water drains are connected to the garage. No services have been tested.



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