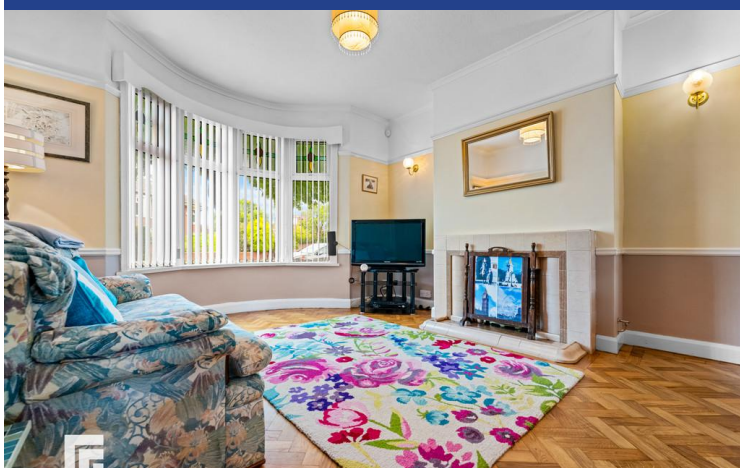


38 St. Anthony Road,
Heath, Cardiff, CF14 4DJ



Estate Agents and
Chartered Surveyors

£460,000



Semi-Detached House

3

1

2

3

Property Description

**** NO CHAIN **** A family home situated in the Heath area of Cardiff close to The University Hospital of Wales and Heath Park. The property comprises porch, hallway, lounge, second reception room, dining room, kitchen, cloakroom, three bedrooms and family bathroom. Outside there is off road parking with driveway leading to the garage and gardens to front and rear. Viewing recommended!

Tenure Freehold

Council Tax Band

Floor Area Approx

**Viewing Arrangements
Strictly by appointment**

LOCATION

Located in the sought after area of Heath in North Cardiff, the University Hospital of Wales and Heath Park are on the door step. The property is situated within walking distance to Birchgrove with cafes, optician, dentist, public houses, supermarket, hairdressers, schools and more. Regular bus and train services are also close to hand.

PORCH

Upvc double glazed surround with door leading into the hallway.

ENTRANCE HALL

Enter into hallway via upvc double glazed front door. Smooth walls with textured ceiling, a central light pendant finished with original parquet flooring. Upvc double glazed stained glass window to side. Carpeted staircase leading to first floor. Door leading to lounge, second reception room and under stairs storage cupboard.

LOUNGE

12' 6" into alcove x 11' 6" (3.83m x 3.52m)
Smooth walls with textured ceiling, a central light pendant and finished with the original parquet flooring. Central chimney breast with feature fire

please. Upvc double glazed bay window to front. Double doors leading into second reception room.

SECOND RECEPTION ROOM

13' 1" x 11' 8" into alcove (3.99m x 3.58m)
Smooth walls with textured ceiling with a central light pendant and finished with original parquet flooring. Central chimney breast with feature fire place. Opening to dining room.

DINING ROOM

10' 4" x 8' 9" (3.17m x 2.67m)
Smooth walls and ceiling with a central light pendant and finished with laminate flooring. Opening to kitchen. Door leading to storage cupboard and downstairs wc. Upvc double glazed french doors leading to rear garden and two skylight windows.

KITCHEN

12' 1" x 6' 10" (3.70m x 2.10m)
Fitted with a range of base and eye level units with worktops over. Built in oven, electric hob and cooker hood over. Inset stainless steel sink unit

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plus drainer. Integral fridge/freezer. Tiled splash back with smooth walls and ceiling, a strip light and laminate flooring. Two upvc double glazed obscure window to side.

STORAGE CUPBOARD

Single storage cupboard housing washing machine and combi boiler.

CLOAKROOM

Fitted with a two piece bathroom suite comprising wc and wash hand basin. Smooth walls and ceiling with a central light pendant finished with laminate flooring. Upvc double glazed obscure window to rear and skylight window.

LANDING

Smooth walls with textured ceiling a central light pendant and finished with carpeted flooring. Upvc double glazed stained glass window to side. Door leading to all first floor rooms. Loft hatch provide access to loft storage.

BEDROOM ONE

16' 2" maximum x 13' 9" into bay (4.94m x 4.20m)
Smooth walls with textured ceiling a central light pendant and finished with carpeted flooring. Fitted sliding mirrored wardrobes. Upvc double glazed bay window to front.

BEDROOM TWO

13' 0" x 9' 7" (3.97m x 2.94m)
Smooth walls with textured ceiling, a central light pendant and finished with carpeted flooring. Fitted sliding wardrobes. Upvc double glazed window to rear.

BEDROOM THREE

8' 0" x 8' 5" (2.44m x 2.58m)
Smooth walls and ceiling with a central light pendant and finished with carpeted flooring. Upvc double glazed window to front.

BATHROOM

6' 7" x 7' 7" (2.03m x 2.33m)
Fitted with a three piece suite comprising walk in double shower enclosure, wc and wash hand basin. Tiled walls and flooring with smooth ceiling and spot lighting. Upvc double glazed obscure window to rear and side.

OUTSIDE

FRONT - A paved front garden with slate chipped area, ideal for plants and shrubs. Driveway to the side providing off road parking leading to the detached garage. Side door leading to rear garden.

REAR- An enclosed rear garden with a fence surround mostly paved with a border of stone chipping's. Side door leads to garage.

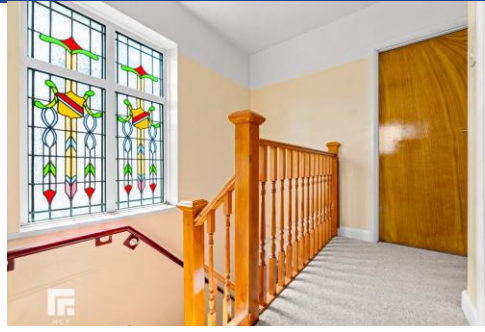
GARAGE

16' 7" x 9' 4" (5.06m x 2.87m)
Complete with power sockets and lighting with a standard up and over garage door. Upvc double glazed window to side.

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GROUND FLOOR

1ST FLOOR



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