



16 Picca Close, Cardiff

Guide Price £550,000





16 Picca Close

Cardiff, Cardiff

Stunning 4-bed detached house in popular area. Spacious design with 4 beds, 3 baths. Double garage, patioed garden and outdoor lighting. Ample parking space. Ideal for families. Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- Large Executive Home
- Four Double Bedrooms
- Three Bathrooms
- Two Reception Rooms
- Corner Plot
- Double Garage
- Fully Integrated Kitchen
- Viewing Highly Recommended

Hallway

Enter this executive home through a newly built porch and a composite front door, framed by floor-to-ceiling frosted glazing on either side, creating a grand and modern entrance. The spacious, carpeted hallway is complete with a radiator, ceiling pendant light, and power sockets, offering access to the various rooms of the home.

Lounge

The living room is a generous 22-foot space, fully carpeted for comfort and practicality. It features a double-glazed window at the front and patio doors at the rear, providing plenty of natural light and easy access to outdoor areas. The room is complete with radiators, ceiling pendants, and multiple power sockets, making it a versatile and inviting space for relaxation or entertaining.

Sitting Room

The sitting room, located at the front of the property, offers a cozy and versatile space with large double-glazed windows overlooking the green. Currently used as a children's playroom, it could easily serve as an additional bedroom, office, or snug. The room is carpeted and features a radiator, ceiling pendant light, and multiple power sockets, catering to a variety of uses.





Kitchen / Dining

The kitchen diner is an impressive 23-foot space, thoughtfully designed for both functionality and style. It features a range of cream shaker-style base and wall cabinets, paired with wood-effect laminate work surfaces and upstands. Tall wall cabinetry houses an integrated fridge/freezer, a high-level double oven, and a pantry cupboard for ample storage. Cooking amenities include a four-ring gas hob with an extractor and stainless steel splashback, complemented by integrated appliances such as a dishwasher and washing machine. The stainless steel sink, complete with a half bowl, drainer, and mixer tap, adds to the practicality. The space is finished with wood-effect flooring, downlighters in the kitchen area, and a ceiling pendant over the dining table. Large double-glazed windows and patio doors to the rear garden flood the room with natural light. Radiators and multiple power sockets ensure comfort and convenience in this versatile hub of the home.

WC

The WC is a larger-than-average space, offering practicality with a pedestal hand wash basin featuring a tiled splashback and a low-level WC. The room is finished with wood-effect flooring, a double-glazed frosted window for privacy, a radiator, and a ceiling pendant light.

Landing

The carpeted stairs lead up to a bright landing, featuring a window overlooking the rear of the property. The space is equipped with ceiling pendant lighting, a radiator, and power sockets, providing access to the following rooms:



Bedroom One

Bedroom 1 is a spacious double room situated at the front of the property, offering picturesque views over the green. The room is fully carpeted and features a ceiling pendant light, radiator, and multiple power sockets for convenience. It also benefits from direct access to an ensuite bathroom.

Ensuite One

The ensuite is a stylish and functional space, featuring a pedestal hand wash basin, low-level WC, and a walk-in shower cubicle with a fully tiled interior. The shower is equipped with a thermostatic system, including a rainfall showerhead and a detachable handheld option, enclosed by a sleek glass sliding door. Additional features include a chrome towel rail, spotlights, vinyl flooring, half-tiled walls, and a double-glazed frosted window, combining practicality with modern design.

Bedroom Two

This large double bedroom, situated at the rear of the property, boasts a full wall of wardrobes with sleek mirrored sliding doors, offering ample storage. The room is fully carpeted and features a double-glazed window, ceiling pendant lighting, a radiator, and multiple power sockets for convenience. It also benefits from direct access to an ensuite bathroom.

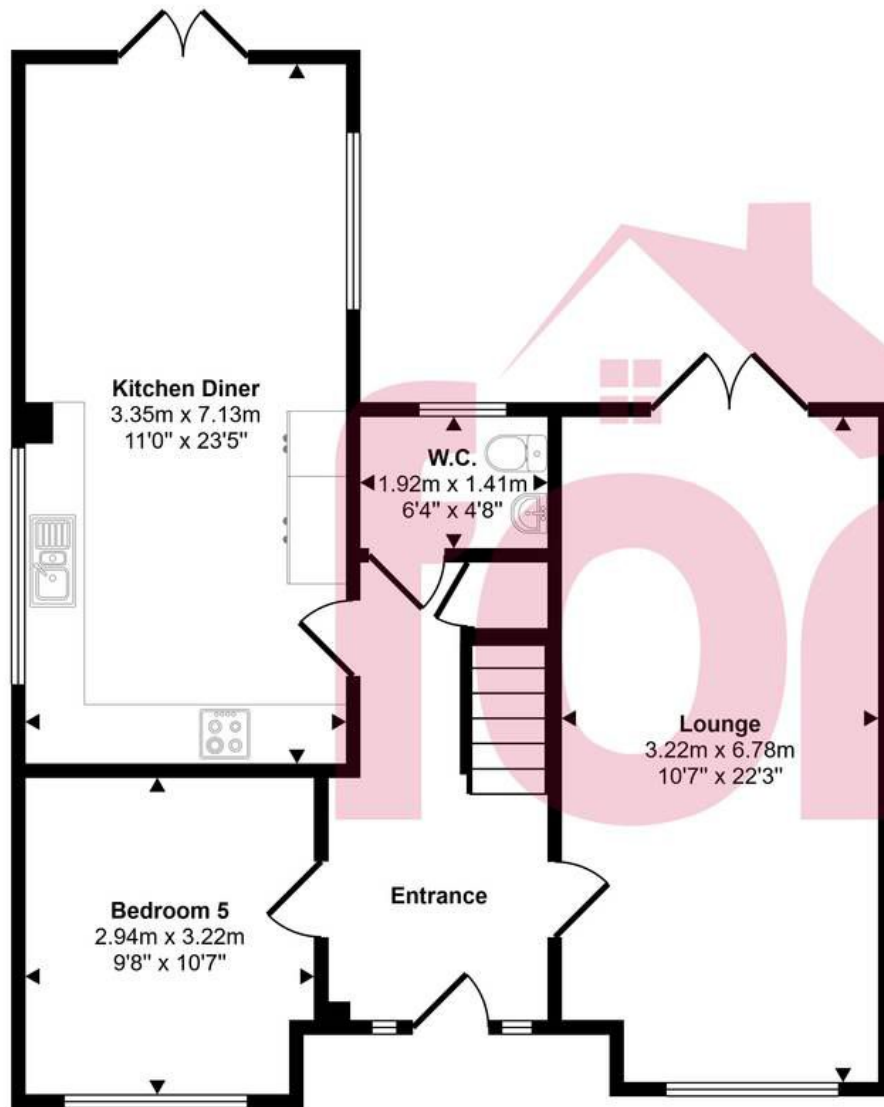
Ensuite Two

The ensuite offers a perfect blend of style and functionality, featuring a pedestal hand wash basin, low-level WC, and a walk-in shower cubicle with a fully tiled interior. The shower includes a thermostatic system with both a rainfall head and a detachable handheld option, all enclosed by a modern glass sliding door. Complementing the space are a chrome towel rail, spotlights, durable vinyl flooring, half-tiled walls, and a double-glazed frosted window, delivering a sleek and practical design.

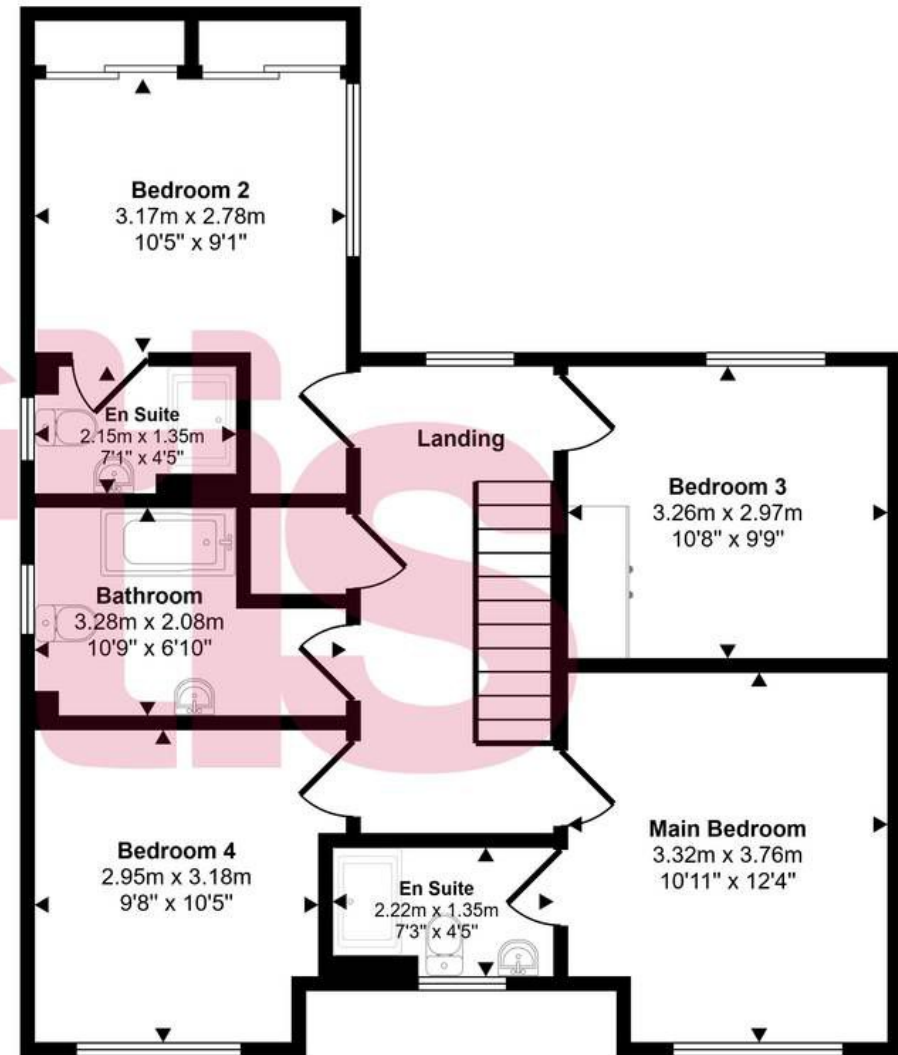




Approx Gross Internal Area
139 sq m / 1496 sq ft



Ground Floor
Approx 70 sq m / 750 sq ft



First Floor
Approx 69 sq m / 746 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Bedroom Three

Bedroom three, located at the back of the house, is a good-sized double room with a double-glazed window that lets in plenty of natural light. The room is carpeted and features a ceiling pendant light, radiator, and multiple power sockets for added convenience.

Bedroom Four

Bedroom 4, situated at the front of the house, is a spacious double room featuring a large double-glazed window that fills the space with natural light. The room is carpeted and includes a ceiling pendant light, radiator, and several power sockets for practicality.

Family Bathroom

The family bathroom is a well-appointed space, featuring a pedestal hand wash basin, low-level WC, and a bath with a thermostatic shower overhead, complete with both a rainfall showerhead and a detachable handheld option. A sleek glass shower screen separates the bath area. The room is finished with a chrome towel rail, vinyl flooring, and half-tiled walls throughout, with full tiling to the ceiling around the bath area. Spotlights provide ample lighting, and a double-glazed frosted window ensures privacy.



REAR GARDEN

The garden offers ample space to both the side and rear of the property. The side has been thoughtfully landscaped, featuring a retaining wall with steps leading up to a raised seating area, perfect for relaxing or entertaining. The entire garden is fully patioed, ensuring a low-maintenance outdoor space that is easy to enjoy. Outdoor lighting has been fitted, creating a welcoming atmosphere for late-night gatherings.

DOUBLE GARAGE

2 Parking Spaces

The front of the property features a double garage, equipped with power and lighting, providing both practical storage and additional functionality. The spacious driveway offers ample parking, with enough room for up to four cars.

DRIVEWAY

4 Parking Spaces





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