



Emerald Street

£170,000

- End of terrace
- Multiple reception rooms
- Bathroom on first floor
- Council Rax Band - D
- EPC Rating: D



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About the property

Welcome to Emerald Street, a two bedroom, end of terrace house sold in the heart of Splott and surrounded by essential amenities, transport links all on the edge of Cardiff City centre. This house is a wonderful opportunity to develop into the perfect family home.

Accommodation

Entrance Hall

Lounge

11' 11" x 13' 1" (3.63m x 3.99m)

Dining Room

11' 2" x 11' 4" (3.40m x 3.45m)

Kitchen

8' 8" x 14' 7" (2.64m x 4.45m)

Bedroom One



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.localagent.com

16' 6" x 11' 9" (5.03m x 3.58m)

Bedroom Two

16' 6" x 11' 9" (5.03m x 3.58m)

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Floorplan

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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