

Lady Isle House

Ferry Court, Cardiff CF11 0JH



• Allocated Parking

• Leisure Facilities

• Concierge Service

A sought-after waterfront development in Cardiff Bay, boasting waterside walks towards Mermaid Quay, a concierge service, a modern on-site gym and swimming pool. In brief, the accommodation comprises an open plan lounge/fitted kitchen, double bedroom with fitted wardrobe and modern bathroom.

Entrance

A communal lobby, lift and stairs to all floors.

Second Floor

Communal hallway and a wooden door accessing the flat.

Hallway

Fitted carpet, electric heater, video entry system and a large storage cupboard housing the hot water cylinder.

Lounge 14'5' x 10'4' (4.39m x 3.15m)

An open plan lounge laid to fitted carpet, there are large patio doors to the Juliette balcony, a wall mounted electric heater and open into;

Kitchen 8'9' x 7'9' (2.67m x 2.36m)

Fitted kitchen with range of wall and floor units with matching worktop surfaces, incorporating stainless steel sink unit with mixer taps. Tiled splashback. Extractor fan. Concealed spotlights to ceiling. Appliances included are extractor hood, ceramic hob, oven, fridge freezer and microwave with plumbing for washing machine. Tiled floor.

Bedroom 13' x 10'7' (3.96m x 3.23m)

A double bedroom laid to fitted carpet, there is a built-in double wardrobe with sliding doors, a PVCu door to Juliette balcony and an electric heater.

Bathroom 7'2' x 6'5' (2.18m x 1.96m)

A modern three-piece suite comprising a panelled bath with a shower over and a glass shower screen. There is a W/C with a hidden cistern, a wash basin, heated towel rail, recessed spotlights, tile floor and tile splash-



backs.

Parking

The property comes with an allocated parking space.

Prospect Place

A waterfront development with access to barrage walks towards the city centre and Mermaid Quay. Prospect Place boasts manicured communal gardens, secure resident and visitor parking, a modern on-site gym and swimming pool and finally a concierge service.