

1 Cefn Coch

Radyr | Cardiff | CF15 8BJ

Detached Bungalow | Offers In Excess Of £255,000



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PROPERTY DESCRIPTION

**** SPACIOUS DETACHED BUNGALOW ** NO CHAIN **** A superb two bedroom detached bungalow set on a spacious plot with driveway. The accommodation comprises entrance porch, hallway, lounge/dining room, kitchen, garden room, two double bedrooms, en-suite plus bathroom. Low maintenance front and rear gardens. The property has recently been totally renovated.

- **Tenure** Freehold
- **Council Tax Band** F
- **Floor Area (approx.)** 861 sq. ft.
- **Viewing Arrangements** Strictly by Appointment

LOCATION

The property is situated in this ever popular Cardiff suburb. Radyr is well served by local amenities including shops, a golf course and other recreational activities. There are two primary schools and the property is within the catchment area for Radyr Comprehensive School. There are regular bus and train services to and from Radyr. There is easy access to the A470 and M4 motorway.

ENTRANCE

Driveway with parking for at least two vehicles. Laid to lawn with boundary fence and pathway to front door. Outside sensor lights.

ENTRANCE PORCH

Entered via uPVC composite front door into porch. Tiled flooring. Window to front and double glazed door into;

HALLWAY

Door to lounge/dining room and bedroom. Telephone point.

LOUNGE/DINING ROOM

18' 8" x 17' 4" max (5.696m x 5.286m) uPVC double glazed window to front plus double glazed French patio doors to rear. Sliding doors to Conservatory. Laminate wood flooring. Three radiators. Spotlights.

KITCHEN/BREAKFAST ROOM

10' 2" x 9' 4" (3.102m x 2.870m) The kitchen is fitted with a wide range of base and eye level units incorporating sink and drainer with complimentary work surfaces. Built in double oven, dish washer, fridge freezer and wine cooler. Space for washing machine and tumble dryer. uPVC double glazed window to rear overlooking garden.

CONSERVATORY

4' 9" x 8' 9" (1.450m x 2.691m) uPVC double glazed windows to side and rear plus external door to side. Tiled floor.

LOBBY

uPVC double glazed window to front with pleasant woodland outlook. Radiator. Door to master bedroom and bathroom. Loft access.

MASTER BEDROOM

11' 11" x 12' 0" (3.637m x 3.665m) A spacious master bedroom with uPVC double glazed window to rear. Radiator. TV and telephone points. Wardrobes.

BATHROOM

6' 4" x 6' 7" (1.949m x 2.021m) uPVC obscure double glazed window to side. Modern and contemporary suite comprising free standing bath, wall hung wash hand basin and low level wc. Beautifully presented with tiled walls and contrasting tiled floor. Wall mounted mirror with lighting.

BEDROOM TWO

12' 1" x 10' 11" (3.706m x 3.337m) uPVC double glazed window to front. Radiator. Cupboard housing gas central heating boiler. Fitted wardrobe. Door to en-suite.

EN-SUITE

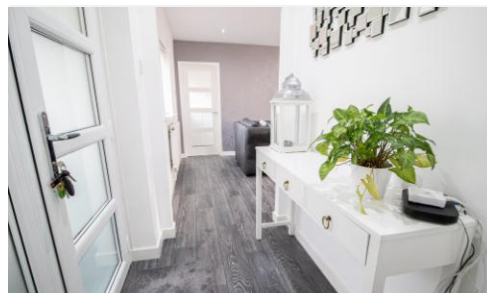
3' 8" x 10' 6" (1.142m x 3.224m) uPVC double glazed window to side. Suite comprising fitted corner shower cubicle, pedestal wash hand basin and low level wc. Tiled splashbacks. Radiator. Loft access. Extractor fan and shaver point.

OUTSIDE

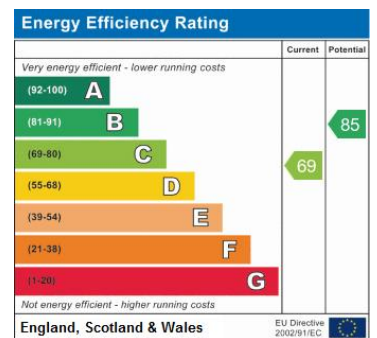
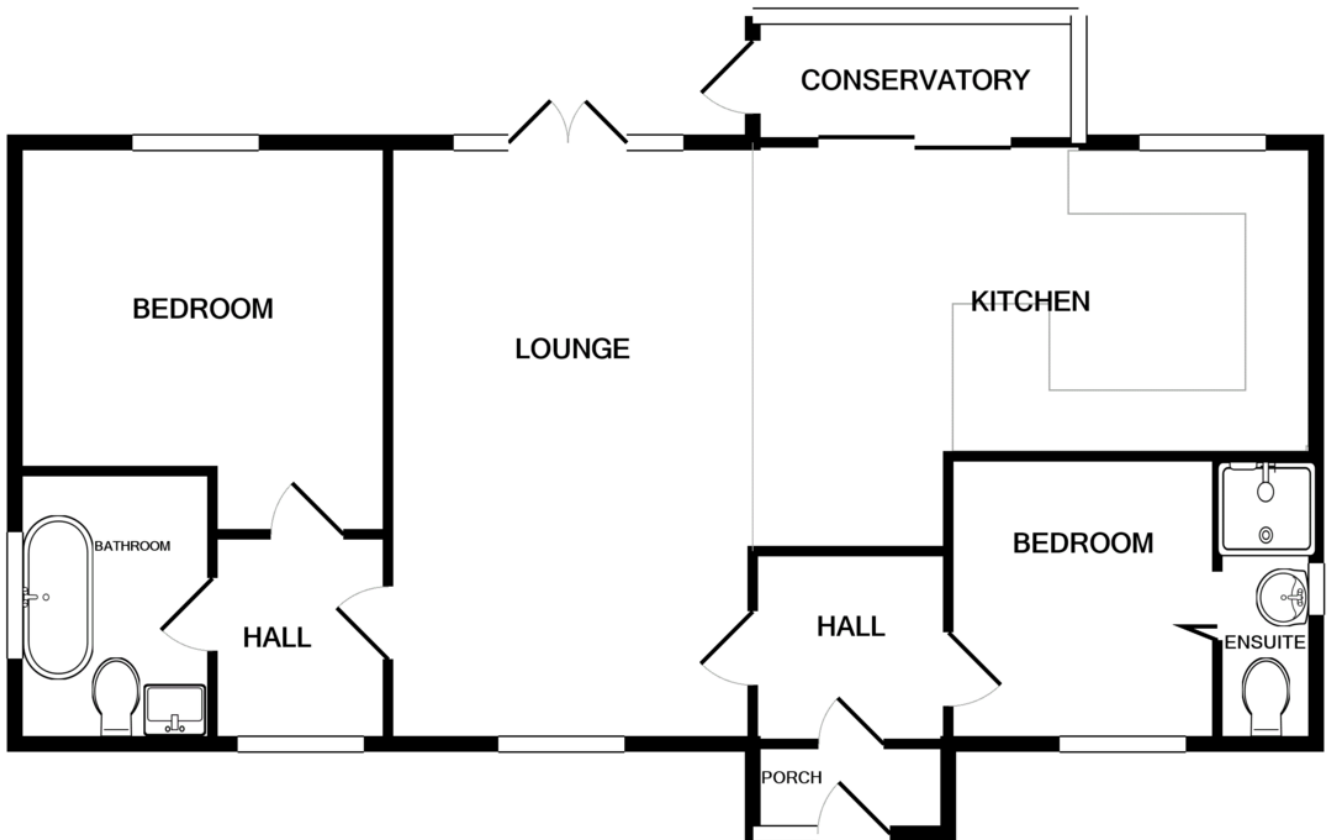
REAR GARDEN

A south facing and spacious rear garden to include paved patio to full width of property with extra planting/storage space to side. Split level garden mainly laid to gravel with a variety of mature

hedges, trees and shrubs. Boundary wall and fence. Garden shed. Outside tap and lighting. Additional patio area to side of property with space for garden shed.



FLOORPLANS



Radyr 029 2084 2124

6 Station Road, Radyr, Cardiff CF15 8AA

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