

Athens House, Judkin Court

Century Wharf, Cardiff Bay | Cardiff | CF10 5AU

Two Bedroom Apartment | Asking Price Of £195,000



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PROPERTY DESCRIPTION

****EXTREMELY SPACIOUS* NO CHAIN**** MGY are pleased to present for sale, a spacious two bedroom, second floor apartment within the highly sought after development, Century Wharf. A fantastic opportunity to purchase a larger than average two bedroom apartment. The accommodation comprises of entrance hall to lounge/diner/kitchen, two large double bedrooms, one with en-suite and bathroom. The property further benefits from double glazing, security video entry system and an allocated undercroft parking space. The development also benefits from 24 hour concierge and leisure facilities with fully equipped swimming pool, gymnasium, sauna and spa. No chain. Viewing highly recommended.

- **Tenure** Leasehold
- **Council Tax Band** F
- **Viewing Arrangements**
Strictly by Appointment

ENTRANCE HALL

Entered via wooden door, with security spy hole. Laminate flooring. Two storage cupboards, one housing hot water tank. Wall mounted video entry intercom system. Spotlights.

LOUNGE/DINER/KITCHEN

28' 7" x 14' 5" (8.73m x 4.40m)
Entered via wooden double doors. Double glazed uPVC windows, to front aspect. Extremely spacious. Carpeted flooring. Telephone point. TV aerial point. Two wall mounted storage heaters. Open plan to kitchen. Tiled flooring. Part tiled walls. Modern fitted base and wall units, with work surfaces incorporating stainless steel sink. Ample storage. Under unit lighting. Integrated oven, four ring electric hob and stainless steel extractor hood over. Plinth heater. Extractor fan. Integrated dishwasher and washer/dryer. Space for fridge freezer. Spotlights.

MASTER BEDROOM

21' 10" x 10' 9" (6.68m x 3.30m)
Double glazed uPVC windows, to front aspect. Large double bedroom. Carpeted flooring. Two built in double wardrobes. TV aerial point. Telephone point. Wall mounted storage heater. Door to:-

EN-SUITE

6' 10" x 6' 6" (2.10m x 2.00m) Tiled flooring. Fully tiled walls. Shower cubicle. Pedestal wash hand basin. W.C. Shaver point. Extractor fan. Heater. Spotlights.

BEDROOM TWO

17' 3" x 10' 5" (5.27m x 3.20m)
Double glazed uPVC window, to front aspect. Large double bedroom. Carpeted flooring. Built in double wardrobe. Telephone point. Wall mounted storage heater.

BATHROOM

6' 10" x 6' 5" (2.10m x 1.97m) Tiled flooring. Fully tiled walls. Panelled bath, with shower over and glass shower screen. Pedestal wash hand basin. W.C. Heated towel rail. Shaver point. Heater. Spotlights.

PARKING

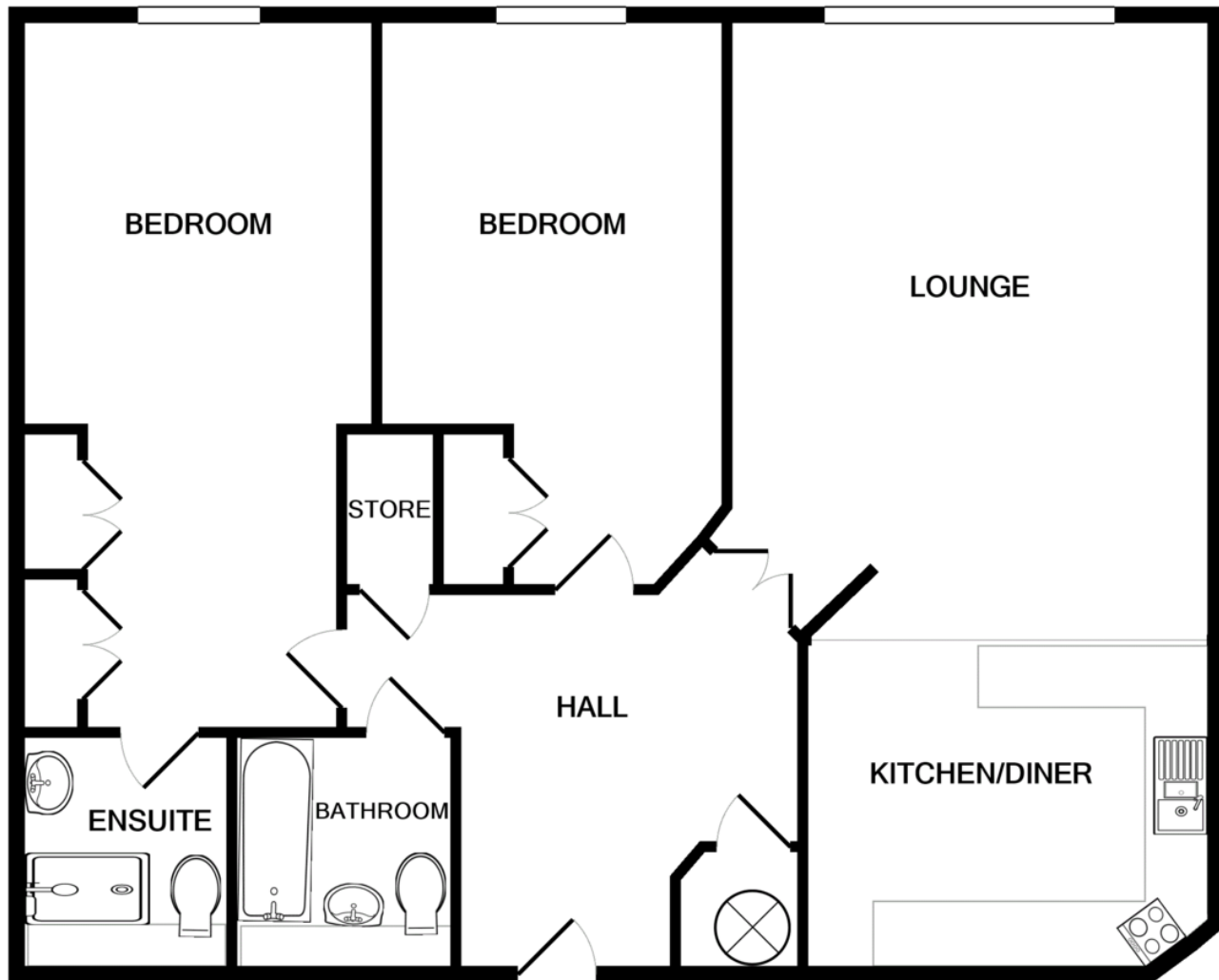
Allocated undercroft parking space. Visitor parking.

TENURE

MGY are advised that the property is leasehold, with a lease of 999 years from 2001.



FLOORPLANS



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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