



## 25 Woodside Court

Llanishen, Cardiff, CF14 0RY

**Offers Over £175,000**

REF: 19459642

**GROUND FLOOR TWO BEDROOM APARTMENT -  
SEPARATE KITCHEN & LIVING ROOM - GARAGE - QUIET  
LOCATION - IDEAL FIRST TIME HOME - NO CHAIN**

- 2 double bedroom apartment
- Located on the ground floor
- Large living room
- Level 2 building survey available from June 2025
- Leasehold - 893 year remaining
- Garage included
- £1,440.00 PA Service charge to include communal gardening, lighting, cleaning and buildings insurance
- £25 PA Ground rent
- Communal parking - not allocated
- EPC D Council tax band - D

**Viewing**

Please contact our Cathays Head Office Office on 02922331425 if you wish to arrange a viewing appointment for this property or require further information.



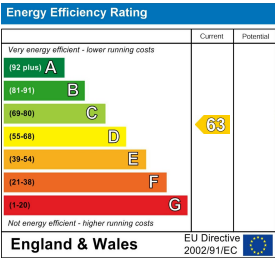
Floor Plan



Area Map



Energy Efficiency Graph



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