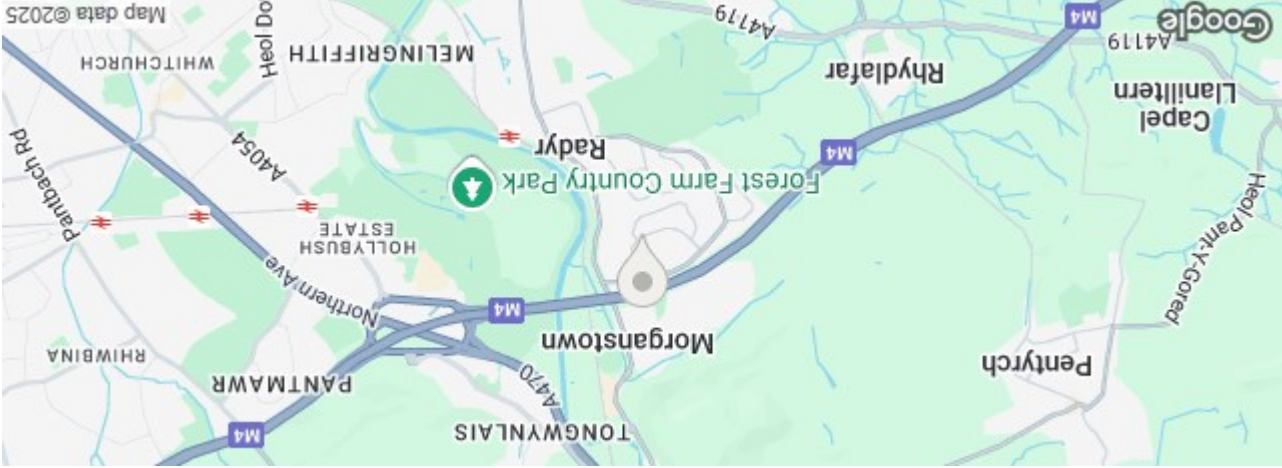
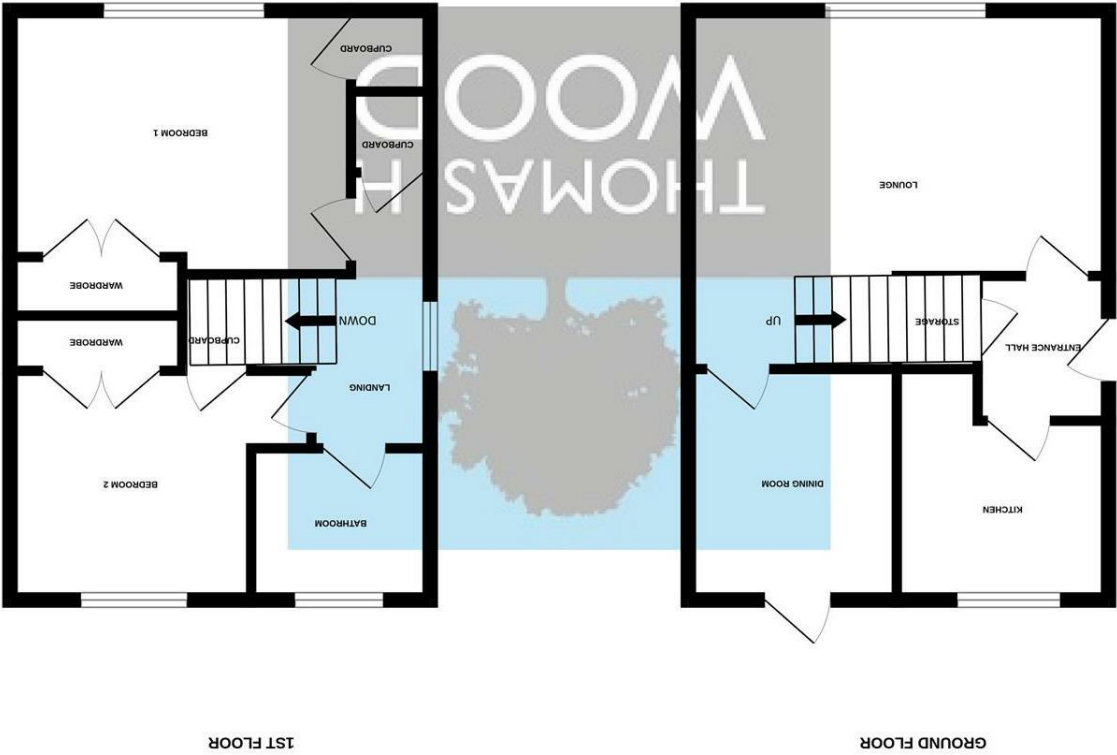




TOTAL FLOOR AREA : 74.0 sq.m. (797 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any 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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Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(38-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
EU Directive 2002/91/EC	
England & Wales	



CONTACT

EMAIL

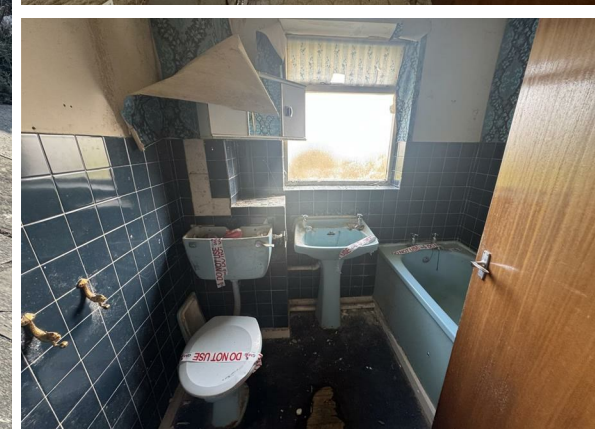
sales@thomashwood.com

TELEPHONE

02920 626252

WEBSITE

www.thomashwood.com



2 Craig Castell,
Radyr, Cardiff
CF15 8RG

Asking Price £180,000
House - Semi-Detached
2 Bedrooms

Tenure - Freehold

Floor Area - 797.00 sq ft

Current EPC Rating - D57

Potential EPC Rating - B89

***A REFURBISHMENT OPPORTUNITY* CASH BUYERS ONLY*NO
ONWARD CHAIN***

A two bedroom, semi detached home, ideally situated on Craig Castell in the popular village of Radyr. This is an exciting opportunity to create a lovely home on this highly desirable cul de sac. The property is in need of full refurbishment, and it is not suitable for a mortgage due to the condition of the property. Close to the M4 and A470, with easy links to Cardiff City centre and is within catchment area for the well regarded Radyr Comprehensive School.

ENTRANCE HALL LOUNGE

4.88m x 4.06m max. (16'0" x 13'4" max.)

KITCHEN

4.88m x 2.67m max (16'0" x 8'9 max)

LANDING

Via enclosed staircase.

BEDROOM ONE

3.78m x 3m (12'4" x 9'10")

BEDROOM TWO

3.45m x 2.73m max (11'3" x 8'11" max)

BATHROOM

2.05m x 1.71m max (6'8" x 5'7" max)

OUTSIDE

FRONT

Driveway with ample parking. Access to the rear.

REAR

A generous garden that is currently very overgrown.

TENURE

COUNCIL TAX

Band D



