



REDWOOD COURT

LLANISHEN





REDWOOD COURT

LLANISHEN, CF14 5RD - £450,000



3 bedroom(s)



2 bathroom(s)



1276.46 sq ft

JeffreyRoss are proud to bring to the market this impressively sized first floor maisonette located in the popular Redwood Court Development off Station Road in Llanishen. The property is set over 1,276 SQFT making this one of the largest apartments in North Cardiff and a fantastic option if you are looking to downsize in the area. The property briefly comprises entrance porch, stairs to first floor, large landing with doors leading to all rooms. Large living room and dining area with elevated views, formal dining room that could be used as bedroom three, family bathroom, good size second bedroom and the master bedroom benefits an ensuite. This property benefits driveway, parking and single garage located adjacent to this apartment block. The property is offered to the market with no onward chain and must be viewed to appreciate the size.

Take a closer look at the interactive Virtual tour where you can even space plan where your furniture will go using the measuring tool on a desktop computer.

PROPERTY SPECIALIST

Mr Elliott Hooper-Nash

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Director







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	75	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	











FIRST FLOOR MAISONETTE

ENTRANCE PORCH

Stairs to first floor

LANDING

KITCHEN / BREAKFAST ROOM

LIVING ROOM

8.54m x 4.49m (28'0" x 14'8")

DINING ROOM / BEDROOM THREE

3.98m x 3.25m (13'0" x 10'7")

MASTER BEDROOM

3.72m x 4.04m (12'2" x 13'3")

ENSUITE

1.70m x 2.85m (5'6" x 9'4")

BATHROOM

2.43m x 1.90m (7'11" x 6'2")

BEDROOM TWO

3.59m x 3.98m (11'9" x 13'0")

GARAGE

DRIVEWAY

Parking for 1 car

TENURE

We are informed by our client that the property is Leasehold, this is to be confirmed by your legal advisor.

COUNCIL TAX

Band G

LEASE DETAILS

We are informed by our client that the property has a new Lease as of 2022, with an extended term of 999 years. This is to be confirmed by your legal representative.

SERVICE CHARGES

TBC

ADDITIONAL INFORMATION

The entrance could easily be adapted to accommodate a stair lift should you be concerned over a first floor apartment. Redwood Court are the arguably the most sizeable apartment s in

North Cardiff making them perfect for anyone looking to downsize.

No onwards Chain

New management company

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Impressively sized and very well maintained first floor maisonette with separate garage. Perfect location and size for anyone looking to downsize and be closer to the village

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Comments by Mr Elliott Hooper-Nash

Redwood Ct, Llanishen, CRF

Main Building: Total Interior Area 1276.87 sq ft



Ground Floor
Interior Area 46.32 sq ft



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

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Jeffrey Ross