



Altolusso Bute Terrace, Cardiff CF10 2FF

welcome to

Altolusso Bute Terrace, Cardiff

Discover this spacious one-bedroom apartment in the sought-after Altolusso development. Enjoy an open-plan kitchen/lounge, secure parking, city views, and 24-hour concierge service. Located in the heart of the city, close to amenities and transport links. Book a viewing today!



Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey). The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded. The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer. The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

Entrance Hall

Electric radiator, wood effect flooring, inset lights, access to bathroom, access to bedroom and access to kitchen.

Open Plan Kitchen / Lounge

12' 6" Max x 20' 10" Max (3.81m Max x 6.35m Max)
Modern fitted kitchen with wall and base units, fridge/freezer, washing machine, television site, telephone point, 1 1/2 sink, integral oven, electric hob and extractor fan.

Lounge - double glazed window to rear, two electric radiators, television point and telephone point.

Storage Room

Shelving and hot water tank.

Bedroom One

10' 6" Max x 12' 5" Max (3.20m Max x 3.78m Max)
Double glazed window to side, built in wardrobe, electric radiator and television point.

Bathroom

6' 5" Max x 8' 1" Max (1.96m Max x 2.46m Max)
Fully tiled bathroom with WC, wash hand basin, heated towel rail, shower cubicle with overhead shower and spot lights.



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Altolusso Bute Terrace, Cardiff

- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- Spacious One Bedroom Apartment
- Open Plan Kitchen/ Lounge

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jul 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£110,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CRP107838 - 0014

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