



Rhodfa Crughywel, St. Mellons Cardiff CF3 0FJ

welcome to

Rhodfa Crughywel, St. Mellons Cardiff

A newly built modern top floor apartment, set in the popular location of RHODFA CRUGHYWEL, ST MELLONS within walking distance of local amenities and easy access to local schools, bus routes and shops. Cardiff City centre is easily accessible and the A48/M4 access corridor is just a short drive away.

Communal Entrance

Via secured communal door into:

Communal Hallway

Stairs rising to flat and individual postal boxes.

Entrance

Via front door into:

Hall

Double glazed window to front aspect, storage cupboard, cupboard housing boiler, telephone intercom and access to:

Lounge/ Fitted Kitchen Areas

21' 10" x 12' 1" (6.65m x 3.68m)

Lounge Area: Double glazed windows to front and side aspect with doors onto balcony, radiator, powerpoints and opens to:

Kitchen Area: Fitted with a range of wall and base level units with complementary work surfaces over, sink and drainer unit, integrated gas hob and electric oven, extractor fan, integrated washing machine and dishwasher, tiled splashbacks and powerpoints.

Bedroom One

14' 3" x 10' 4" (4.34m x 3.15m)

Double glazed window to front aspect, radiator and powerpoints.

Bedroom Two

12' 1" x 6' 11" (3.68m x 2.11m)

Double glazed window to side aspect, radiator and powerpoints.

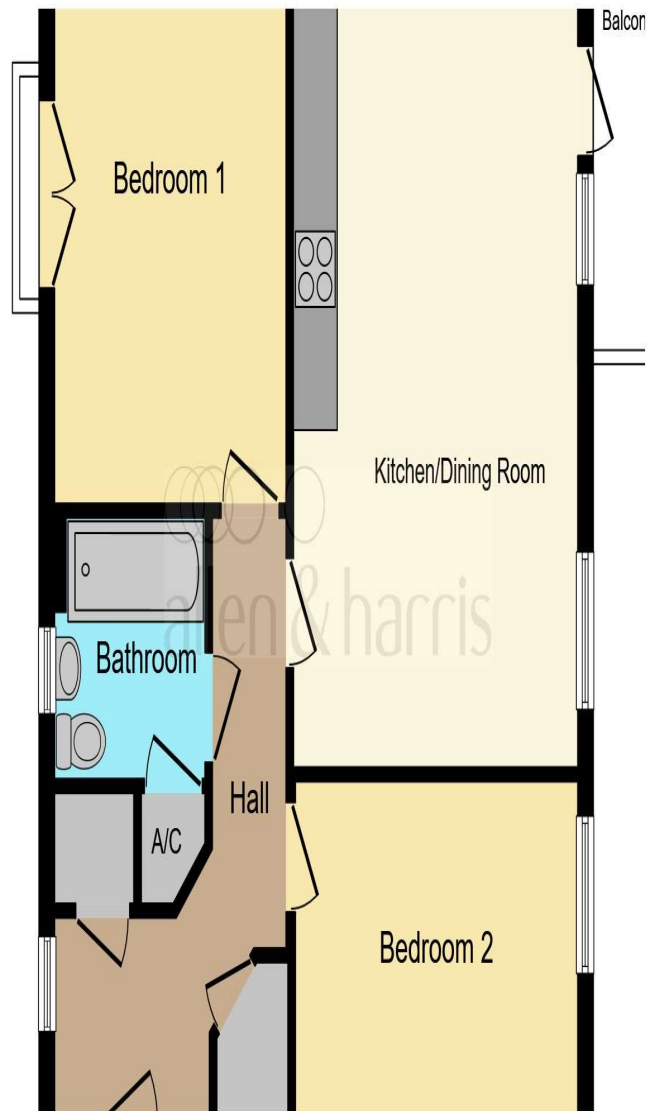
Bathroom

Fitted with a three piece suite comprising panelled bath with shower over, pedestal wash hand basin, low level WC, tiled splashbacks and radiator.

Outside

Allocated Parking

The vendor has advised that the property has one allocated parking space.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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Rhodfa Crughywel,
St. Mellons Cardiff

- Modern Top Floor Apartment
- Two Bedrooms
- Open Plan/ Fitted Kitchen
- Bathroom
- Double Glazing and GCH

Tenure: Leasehold EPC Rating: B

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£150,000



view this property online allenandharris.co.uk/Property/ROA113312



Property Ref:
ROA113312 - 0003

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