



**Galston Street, Adamsdown Cardiff CF24 0HR**

**welcome to**

## **Galston Street, Adamsdown Cardiff**

A THREE BEDROOM END TERRACED home, situated in this ideal location of ADAMSDOWN, with original features close to local amenities and within walking distance of local shops, bus routes, and a short distance to Cardiff City Centre. There is an enclosed garden to the rear. Viewing's Highly Recommended!

### **Ground Floor**

#### **Entrance**

Via a double glazed front door into:

#### **Hallway**

Stairs rising to first floor, vinyl flooring, radiator and access to:

#### **Downstairs Wc**

Fitted with a two piece suite comprising WC, wash hand basin, heated towel rail, laminate flooring and double glazed window to front aspect.

#### **Lounge**

15' 4" x 11' 2" ( 4.67m x 3.40m )

Double glazed window to front aspect, radiator, laminate flooring and double doors to:

#### **Dining Area**

10' 8" x 8' 6" ( 3.25m x 2.59m )

Double glazed window to rear aspect, radiator, laminate flooring, breakfast bar and opens to:

#### **Kitchen Area**

10' 8" x 9' 7" ( 3.25m x 2.92m )

Fitted with a range of wall and base level units with complementary work surfaces over, sink unit, integrated gas hob and electric oven, cooker hood, spaces for washing machine and fridge/freezer, laminate flooring, double glazed window to rear aspect and double glazed door providing access to rear garden.

### **First Floor**

#### **Landing**

Loft hatch, built in cupboard, built in airing cupboard housing combi boiler and doors providing access to:

#### **Bedroom One**

13' 5" Max x 11' 6" Max ( 4.09m Max x 3.51m Max )

Double glazed window to front aspect and radiator.

#### **Bedroom Two**

12' 10" Max x 11' 1" Max ( 3.91m Max x 3.38m Max )

Double glazed window to rear aspect and radiator.

#### **Bedroom Three**

8' 6" x 7' 10" ( 2.59m x 2.39m )

Double glazed window to front aspect and radiator.

#### **Bathroom**

Fitted with a three piece suite comprising bath with shower over, WC, wash hand basin, heated towel rail, tiled flooring, partially tiled walls and double glazed window to rear aspect.

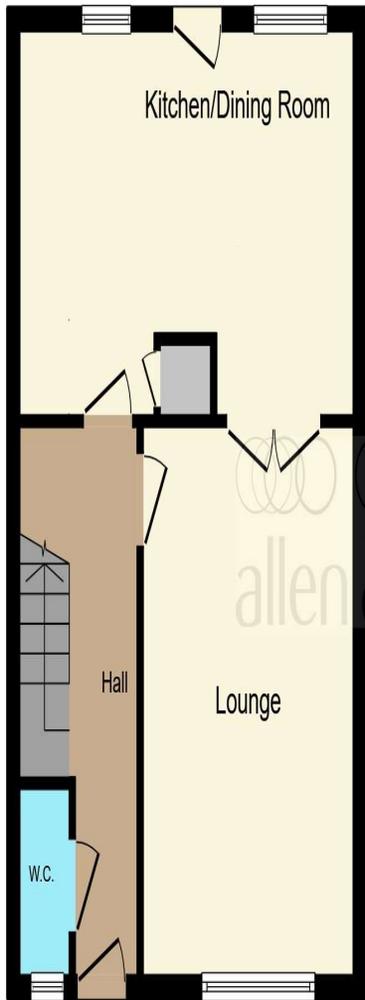
### **Outside**

#### **Front**

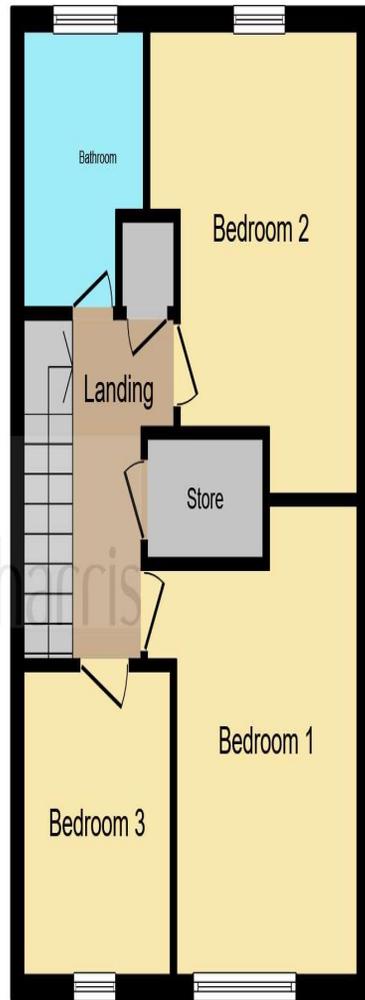
Stone chipped with brick built storage area and footpath leading to front entrance.

#### **Rear Garden**

Enclosed, courtyard, stone chipped area, artificial grass area, outside tap, electric plug socket and gated access.



**Ground Floor**



**First Floor**

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.



**welcome to**  
**Galston Street,**  
**Adamsdown Cardiff**

- End Terraced Home
- Three Bedrooms
- Lounge and Downstairs WC
- Fitted Kitchen Area/ Dining Area
- First Floor Bathroom
- Front and Rear Gardens
- Popular Location

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: D

offers in excess of

**£220,000**



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Property Ref:  
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