



**Chamberlain Road, Cardiff CF14 2LX**



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## **Chamberlain Road, Cardiff**

Close to Llandaff North high street is this extended semi-detached family home offering flexible and spacious living, featuring several living areas on the ground floor. It also includes a ground floor fourth bedroom and a shower room, ideal for multi generational living.



### Hall

Door to hall, rear inner hall and dining room.

### Dining Room

15' 5" Max x 9' 5" ( 4.70m Max x 2.87m )  
Laminated flooring, door to lounge, feature fire place, stairs to first floor, arch to kitchen.

### Lounge

15' 1" Max x 13' ( 4.60m Max x 3.96m )  
Double glazed bay fronted window, TV point, radiator, picture rail, laminated flooring.

### Kitchen

12' 8" x 8' 9" ( 3.86m x 2.67m )  
Double glazed sky light window, double glazed French door to rear garden, ceramic flooring, one and half sink, tile splash back, radiator, space for cooker, fridge/freezer, arch to utility room.

### Utility Room

10' 1" x 5' 9" ( 3.07m x 1.75m )  
Obscured double glazed patio door to rear, ceramic flooring for washing machine, pull out pantry unit, sink and drainer, tile splash back, wall mounted boiler

### Bedroom Four

14' 5" x 11' 8" ( 4.39m x 3.56m )  
Double glazed window to rear, radiator, TV point.

### Shower Room

6' 8" x 5' 2" ( 2.03m x 1.57m )  
Double shower cubicle, wc, wash hand basin, ceramic flooring, heated towel rail, fully tiled, double glazed sky light window.

### Living Room

21' 2" x 8' 5" ( 6.45m x 2.57m )  
Double glazed window to front, radiator, TV point, telephone point

### Landing

Storage cupboard space above stairs, access to loft, doors to all rooms, obscured double glazed window to side, radiator, double glazed window to front

### Bedroom One

12' 6" x 8' 9" ( 3.81m x 2.67m )  
Double glazed window to front, radiator

### Bedroom Two

10' 6" x 6' 9" ( 3.20m x 2.06m )  
Double glazed window to rear, radiator

### Bedroom Three

9' 9" x 6' 1" ( 2.97m x 1.85m )  
Double glazed window to front, radiator

### Bathroom

7' 5" x 5' 2" ( 2.26m x 1.57m )  
Paneled bath, wash hand basin, wc, tongue and groove paneling, obscured double glazed window to side, radiator

### Front Garden

Partially enclosed with hedges, hard stand, outside light.

### Rear Garden

Enclosed garden with paved patio, laid to lawn and a selection of shrubs and flower borders, garden shed, outside light and tap, gate to rear lane which is locked with access with immediate neighbours only.



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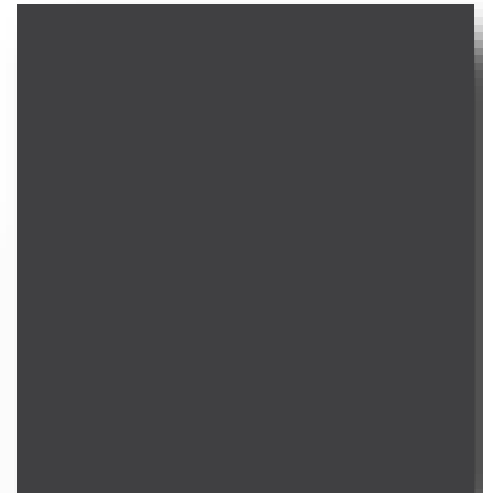
## **Chamberlain Road, Cardiff**

- Attractive & extended four bedroom semi-detached property
- Two reception rooms
- Excellent size annex with double bedroom and brilliant size living room
- Shower room downstairs and utility room (easily converted into a kitchenette)
- Close to local amenities, schools, Hailey Park & Taff trail

Tenure: Freehold EPC Rating: C

offers over

**£390,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
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