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MR HOMES
SALES & LETTINGS



Taymuir Road
Tremorfa, Cardiff
CF24 2QL

£205,000
Freehold

Taymuir Road, Tremorfa, Cardiff, CF24 2QL

Overview

- NO CHAIN!!!
- DRIVEWAY
- SUBSTANTIAL SOUTH-WEST FACING REAR GARDEN
- RE-FITTED KITCHEN
- RE-FITTED FAMILY BATHROOM
- 3-BEDROOMS
- DOUBLE ASPECT RECEPTION
- GROUND FLOOR BAY WINDOW TO FRONT
- uPVC DG WINDOWS
- GAS CENTRAL HEATING COMBI BOILER
- FREEHOLD



NO CHAIN!!! MOVE STRAIGHT IN!!! A WELL PRESENTED 3-BED SEMI-DETACHED FAMILY HOME - BEAUTIFUL SOUTH-WEST FACING REAR GARDEN - DRIVEWAY - DOUBLE ASPECT RECEPTION ROOM - RE-FITTED MODERN KITCHEN - RE-FITTED MODERN FAMILY BATHROOM - uPVC D/G WINDOWS & GAS C/H with COMBI-BOILER - FREEHOLD

MR HOMES are very pleased to **Offer FOR SALE** this 3-Bedroom Semi-Detached Property, the property comprises in brief; Entrance Hallway, Large Double Aspect Living Room/Dining Room with Bay Window to Front, Re-Fitted Modern Kitchen, Staircase to the First Floor Landing providing access to Bedrooms 1, 2 & 3 and a Re-Fitted Modern Family Bathroom. The front of the property provides a garden mainly laid to lawn and a driveway. The South-West Facing Rear Garden is substantial with patio area and then mainly laid to lawn. Driveway leads to side access to rear garden via timber gate. The property further benefits from uPVC Double Glazing & Gas Central Heating Powered by a Combi-Boiler.

EPC Rating = D
Council Tax Band = C

EARLY VIEWING IS HIGHLY RECOMMENDED

CALL: 02920 204 555
ONLINE: WWW.MR-HOMES.CO.UK

FREE MORTGAGE ADVICE AVAILABLE FROM
INDEPENDENT SPECIALISTS INFIMO LTD



Outside Front

Hard standing driveway; front garden mainly laid to lawn with mature bushes; side access to rear garden via double timber gates

Entrance Hall

6' 8" x 7' 4" (2.03m x 2.23m)

Accessed via uPVC door with obscured ornamental glazing; Laminate flooring; single radiator; cupboard containing meters and RCD consumer unit; stairs rising to first floor

Lounge

13' 7" x 11' 7" (4.14m x 3.53m)

Laminate flooring; single radiator; feature fireplace; uPVC DG sliding patio door providing access to rear garden

Dining Room

10' 10" INTO BAY x 10' 10" (3.30m x 3.30m)

Laminate flooring; uPVC DG Bay Window to front

Kitchen

10' 6" x 9' 11" (3.20m x 3.02m)

Vinyl flooring; matching base and wall units with worktops over; integrated NEFF double oven; fridge/freezer; NEFF gas hob; Granite sink with stainless steel mixer tap; Worcester Combi boiler; tiled splash backs; uPVC dg window to side; uPVC door with dg panel providing access to rear garden

First Floor Landing

9' 9" x 2' 8" (2.97m x 0.81m)

Accessed via carpeted staircase; Carpeted; uPVC double glazed window to front; access to Bedrooms 1, 2 & 3 and Family Bathroom; Loft access via hatch with integrated ladder

Bedroom 1

13' 8" x 11' 6" (4.16m x 3.50m)

Carpeted; single radiator; uPVC double glazed window to rear

Bedroom 2

10' 11" x 8' 5" MAX (3.32m x 2.56m)

Carpeted; single radiator; uPVC double glazed window to front

Bedroom 3

7' 6" x 10' 1" (2.28m x 3.07m)

Carpeted; single radiator; uPVC double glazed window to rear

Family Bathroom

5' 11" x 6' 9" (1.80m x 2.06m)

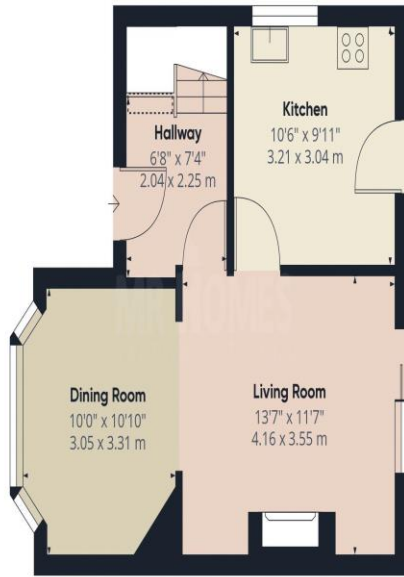
Vinyl flooring; chrome ladder radiator; L-shaped bath with matching glazed shower screen; mains powered shower with rainfall effect shower head and additional hand held shower attachment; sink with stainless steel mixer tap and storage unit underneath; W.C.; uPVC obscured double glazed window to side

Rear Garden

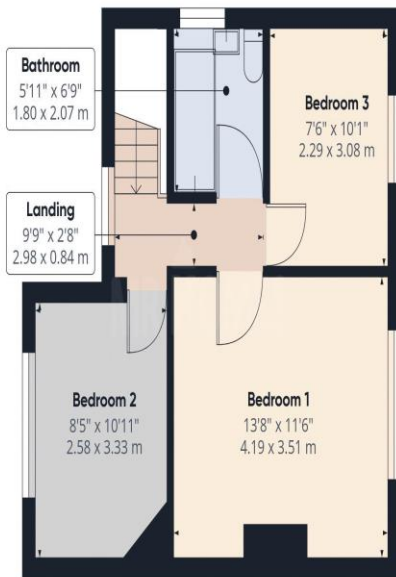
Substantial south-west facing rear garden mainly laid to lawn; concrete path walkway to centre; large concrete seating area to side; access to front driveway via double timber gates



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



Floor 0



Floor 1



Approximate total area¹⁾

840.29 ft²
78.07 m²

Reduced headroom

2.17 ft²
0.2 m²

Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

CARDIFF & THE VALE

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