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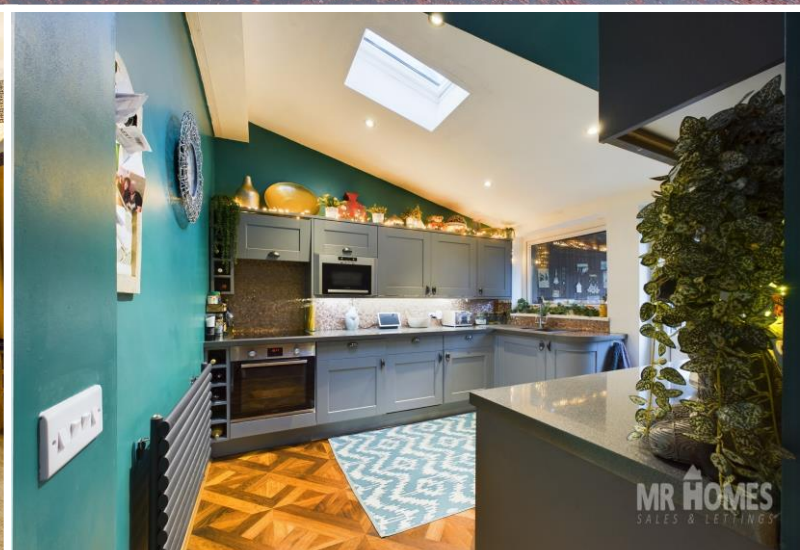
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Deepwood Close
St Fagans. Cardiff
CF5 4SJ

Offers in Excess of £319,995
Freehold

Deepwood Close, St Fagans. Cardiff, CF5 4SJ

- EXCELLENT TRANSPORT LINKS
- EXTENDED
- *PLANNING PERMISSION 'HAS BEEN APPROVED - AUG '22' FOR A LARGE BEDROOM ABOVE KITCHEN
- BEAUTIFUL KITCHEN/DINER
- CLOAKROOM
- FANTASTIC REAR GARDENS - SOUTH-WEST FACING
- TRIPLE 'BRICK-PAVED' DRIVEWAY
- SOUGHT AFTER LOCATION
- FREEHOLD



Offers In Excess of: £319,950

MR Homes are pleased to this stunning 3-bedroom detached family home, now with *approved planning permission* (August '22) for a large bedroom above the kitchen is available *FOR SALE*.

Nestled in a friendly and welcoming neighbourhood, Deepwood Close offers a blend of tranquillity and convenience that makes it an ideal place for families, professionals, and retirees alike. Deepwood Close benefits from a range of local amenities. Nearby, you'll find several local shops, cafes, and restaurants that cater to everyday needs and leisurely outings. There is a regular bus services provide easy access to Cardiff city centre and surrounding areas. The nearby Waun-Gron Park railway station offers quick and convenient rail services, making commutes to Cardiff and beyond effortless. For those who prefer to drive, the A4232 road links to the M4 motorway.

The St Fagans area is served by several highly-regarded schools, making it an attractive choice for families. Primary education options include St Fagans Church in Wales Primary School and Pentreban Primary School, both known for their strong community focus and excellent standards of education. For secondary education, nearby Radyr Comprehensive School and Bishop of Llandaff Church in Wales High School are well-respected institutions that prepare students well for further education and career success. Highlights: 3-Bedroom Spacious Family Home, comprising in brief; Entrance Hallway, Cloakroom, Lounge to Front, Sitting Room to Rear with Patio Sliding Doors to the Rear Garden and Media TV Wall with Attractive Feature Fireplace, Utility Cupboard Under Stairs, a Re-Fitted & Modern Kitchen. Bedroom 3 with Kitchenette & with Mezzanine Floor, (Converted from Garage), Sliding Door to the En-Suite Shower Room. From the Entrance Hallway; Staircase to the 1st Floor Landing, Extended Bedroom One (Previously Bedrooms 1 & 3), Bedroom 2 & a Modern Family Bathroom Suite.

The Rear Garden consists of Two Tiers, The Lower Ground Tier is Very Private with Pergola Seating Area Built Over Decking with and Covered with Roofing, The Upper Tier has a Vegetable Patch & Storage. There is a Large Triple Brick-Paved' Driveway which the Vendors park their Large Motor Home.

uPVC Double Glazing Windows & Gas Central Heating powered by a Baxi Platinum 28 ErP Combi-Boiler.



EPC Rating = D. Council Tax Band = E.

Entrance Hallway

Enter via uPVC D/g Half-Glazed Door with Pattern, Quality Laminate Flooring, Single Panel Radiator, Feature Brick Tile to Reception Room 1 to Front. wall Mounted Hive Smart Thermostat. Doors to; Cloakroom, 1st Reception Room to Front, Sitting Room/2nd Reception Room, & Staircase to 1st Floor Landing.

Cloakroom/ Downstairs W.c

Laminate Flooring cont'd, Close-Coupled W.c, Wash Hand Basin with Mixer Tap & Vanity Cupboard.

1st Reception Room to Front

11' 6" x 8' 0" (3.50m x 2.44m)

Fitted Carpet, uPVC D/g Window to Front, Double Panel Radiator.

Sitting Room/ 2nd Reception Room

14' 7" x 10' 9" (4.44m x 3.27m)

Laminate cont'd, Single Panel Radiator, uPVC D/g Patio Sliding Doors to Rear Garden, Electric Feature Fireplace Set in Media Wall. Doors to Understair Storage Cupboard housing a Tumble/Dryer. Opens to Extended Kitchen.

Kitchen with Vaulted Ceiling

10' 7" x 10' 0" (3.22m x 3.05m)

Re-Fitted & Modern Kitchen - Laminate Flooring cont'd, Matching Wall & Base Units, Brand New Work Surfaces Over, Integrated Appliances include; Fridge-Freezer, Dishwasher, Microwave, Washing Machine, Electric Oven, 4 Ring Ceramic Hob with Extractor Over, Fridge Freezer. Composite Sink, Quarter Bowl & Drainer with Mixer Tap, Single Panel Radiator, uPVC D/g Window to Rear, Velux D/g Skylight & Inset Spotlights to Vaulted Ceiling. uPVC D/g Half-Glazed Door to Rear Garden.

Bedroom 3 - Ground Floor with Vaulted Ceiling & Mezzanine Floor.

13' 0" x 8' 2" (3.96m x 2.49m)

Enter via uPVC D/g Patio Sliding Door, Laminate Flooring, Single Panel Radiator, Stainless Steel Circular Sink & Inset Drainer with Mixer Tap Over, Matching Wall & Base Unit with Work Surface Over, Velux D/g Skylight & Inset Spotlights to Vaulted Ceiling. Steps up to Mezzanine Floor. Sliding Door to En-Suite Shower Room.

En-Suite Shower Room

7' 11" x 3' 5" (2.41m x 1.04m)

Vinyl Flooring, Walk-in-Shower Cubicle with Mixer Shower, Ceiling Mounted Electric Extractor Fan, Wash Hand Basin with Mixer Tap & W.c Set in Vanity Unit, Ladder/Towel Radiator.

First Floor Landing

Fitted Carpet to Stairs & Landing, Doors to; Bedrooms 1, 2, Family Bathroom & Airing Cupboard housing a BAXI Platinum 28 ErP Combi-Boiler.

Bedroom 1 (Previously Bedrooms 1 & 3)

14' 8" x 12' 0" (4.47m x 3.65m)

Fitted Carpet, 2x uPVC D/g Windows to Front, 2x Single Panel Radiators, 3x Sliding Doors to Fitted Wardrobe. Hatch to Insulated & Partially Boarded Loft with Loft Light. NB: This Bedroom was previously Bedroom 1 & 3 and can be returned with a Stud Partition Wall & Doorways.

Bedroom 2

11' 4" x 8' 8" (3.45m x 2.64m)

Fitted Carpet, uPVC D/g Window to Rear, Single Panel Radiator.

Family Bathroom - Re-Fitted & Modern

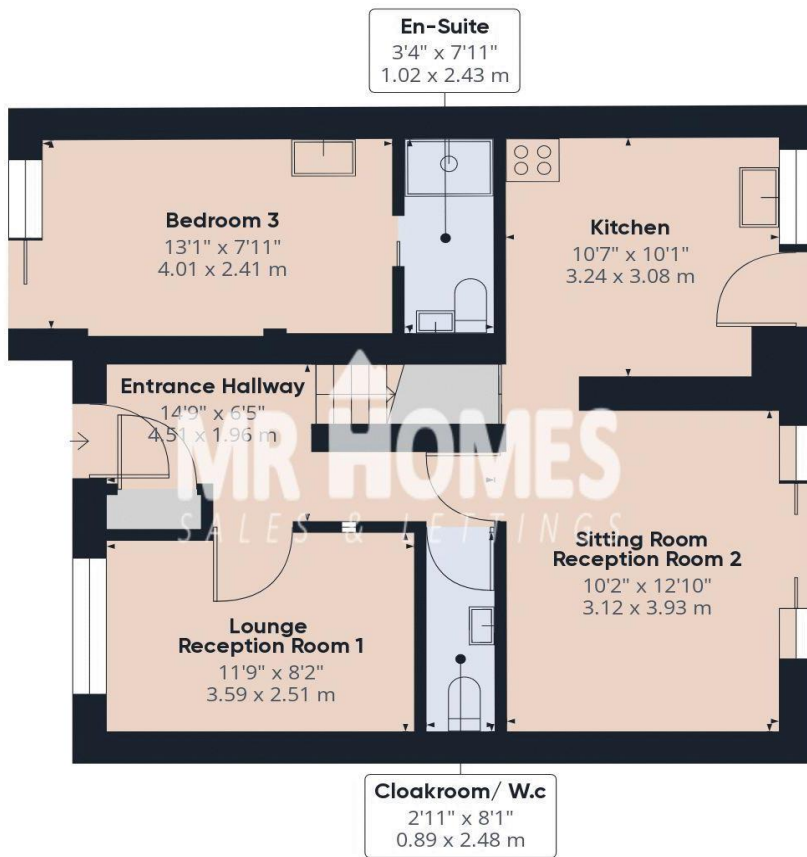
6' 11" x 5' 7" (2.11m x 1.70m)

Tiled Flooring, Panel Bath with Attached Shower to Mixer Tap & Electric Shower Over, Close-Coupled W.c & Wash Hand Basin with Mixer Tap Set in Vanity Cupboard & Vanity Shelf, Chrome Ladder Radiator, uPVC Obscured D/g Window to Rear, Inset Spotlights to Ceiling.

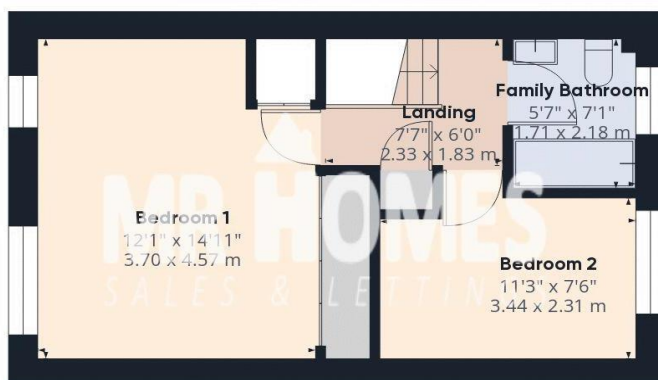
Outside Front - Attractive & Low-Maintenance



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



CARDIFF & THE VALE

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