



Catrine Victoria Wharf, offers over £150,000

- NO CHAIN
- Balcony with Water Views
- Council Tax Band - E
- Allocated Parking
- Immaculately Presented
- EPC Rating: C



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About the property

Located within the International Sports Village in Cardiff Bay is this well presented two bedroom executive apartment offering views over the marina. The property is within walking distance to all local amenities such as shops and transport links as well as local attractions such as The Vindico Area and White Water Raft Centre. Internally the property comprises entrance hall, living room, kitchen, master bedroom with ensuite, second bedroom, family bathroom and balcony. This modern apartment also benefits from allocated gated parking, and 24 hour concierge service. Viewings are highly recommended for this property. To book call 02920397171 or book via our website www.peteralan.co.uk.

Accommodation

Entrance Hallway

The entrance hallway leads on to all rooms, it has laminate tiles and has ample space for a shoe or coat rack.

Living Room

15' 3" x 14' (4.65m x 4.27m)

The living room is also laminate tiled flooring, it leads through to the kitchen, and off it has the balcony, the doors to the balcony are large in size and fill the apartment with natural light.

Kitchen

6' x 9' 3" (1.83m x 2.82m)

The kitchen is modern and well looked after, it has ample countertop space and great fitted appliances.



Family Bathroom

The family bathroom has a toilet, sink basin and shower/bath, it also has an extractor fan, tiled flooring and a heated towel rack.

Master Bedroom

12' 5" x 14' 2" (3.78m x 4.32m)

The master bedroom has fitted storage, laminate tiled flooring and a large window, it is a great sized double and benefits from its own ensuite.

Ensuite

The ensuite is off the master bedroom, it is tiled flooring and benefits from a shower, toilet, and sink basin, it also has a heated towel rack and extractor fan.

Bedroom

9' 8" x 9' 2" (2.95m x 2.79m)

The second bedroom is also a great size double, with ample space for storage, a good sized window and laminate tiled flooring.

Balcony

The balcony benefits from ample space for a chair and table, along with great water views of the marina.

Floorplan



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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