



Llys Faith, Ilex Close, £240,000

- Luxury First Floor Retirement Apartment
- One Double Bedroom/Dressing Room
- Useable Private Balcony
- Large Lounge/Dining Room
- No Ongoing Chain
- EPC Rating: B





About the property

A one double bedroom luxury first floor retirement apartment situated in the sought after Llys Faith development built by McCarthy & Stone in 2018 with a walk-in dressing room and useable balcony. Located within level walking distance to Llanishen village with no ongoing chain.

Accommodation

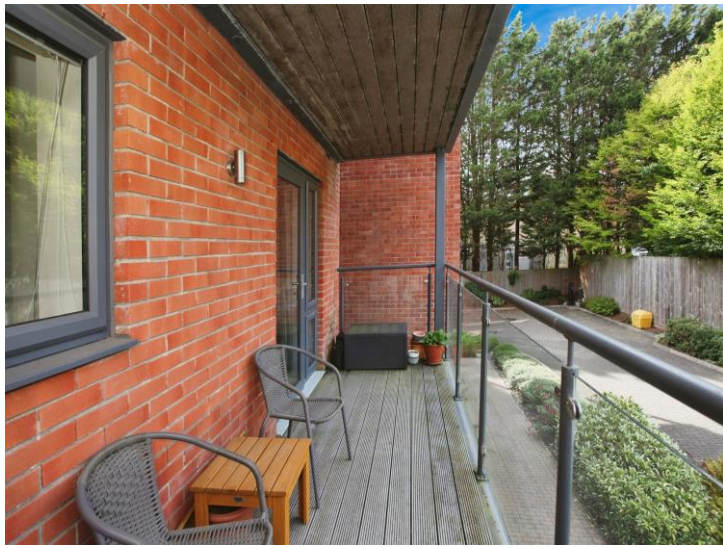
Llanishen Village

Llanishen Village with its own Post Office, a Police Station, St Isan Parish church and there are also many local shops and stores serving every day needs including a mini market, two hair

dressers, a Pharmacy, local bank and Coffee Shops, and the Church Inn public house and restaurant. Also within walking distance is a railway station allowing fast travel to Cardiff City Centre

Llys Faith

Llys faith is a new development of independent living for those aged over 60 years. This luxury retirement living benefits from a house manager ensuring smooth running and up keep of the development. Each apartment is also fitted with a 24 hour emergency call line.



Communal Entrance

Entered via secure video and verbal entry system with ability to contact each individual flat or house manager.

Communal Areas

The property boasts a communal lounge which hosts various activities for home owners and landscaped gardens as well as a scooter store and an overnight suite for guests charged at £25 a night.

Independent Hallway

Entered via solid oak door into carpeted hallway with access to storage cupboards, living area, bedroom and bathroom.

Living Area

Open plan lounge/dining room entered via wooden door with glass panel allowing light to hallway. With carpeted flooring, smooth walls & ceiling, wall mounted electric fire and access to kitchen. Boasting double glazed, french doors onto private balcony area.

Balcony

Accessed via double glazed doors from the living area this spacious, private balcony offers a seating area..

Kitchen

Modern & stylish fitted kitchen with a range of matching, gloss fronted wall & base units with complimentary laminated worktops. Boasting integral appliances including electric oven with four ring hob & stainless steel extractor hood, integrated fridge & freezer and inset stainless steel sink unit. Double glazed window to rear aspect.

Bedroom

An excellent sized double bedroom with carpeted flooring, space for storage units/drawers and access to walk-in wardrobe.

Wet Room

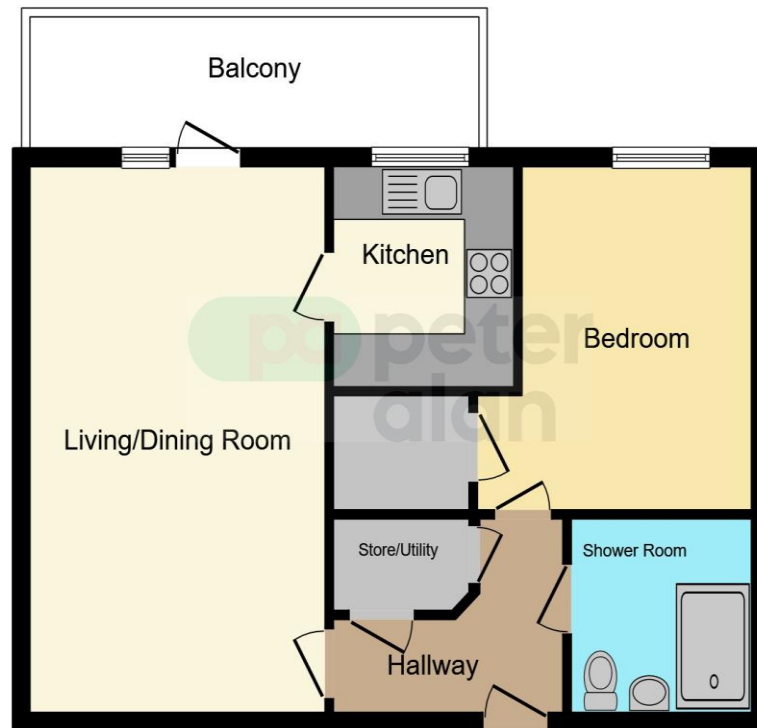
Modern and stylish wet room with low level WC and vanity unit, fitted integral light and shaver point & boasting a large walk-in shower with screen.

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Floorplan



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