

# Images Coming Soon...



## **Arabella Street, offers in the region of £290,000**

- NO CHAIN
- MODERN KITCHEN AND BATHROOM
- A STONES THROW FROM ALBANY AND CITY ROAD
- WITHIN WALKING DISTANCE OF CARDIFF CITY CENTRE
- CLOSE TO LOCAL AMENITIES
- CLOSE TO LOCAL TRANSPORT LINKS
- WITHIN WALKING DISTANCE OF ROATH

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## About the property

Offered to the market with NO ONWARD CHAIN. Ideally situated within a stones throw from Albany Road and City Road offering a range of local amenities. This three bedroom home is well presented throughout and must be seen.

## Accommodation

**Entrance Hall**

**Lounge**

**Dining Room**

**Kitchen**

**Family Bathroom**

**Landing**

**Bedroom One**

**Bedroom Two**

**Rear Garden**

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## Floorplan

## Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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