

CARDIFF'S HOME FOR
STYLISH SALES
& LETTINGS

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CRWYS PLACE
CATHAYS

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CATHAYS, CF24 4NS - £180,000

NO CHAIN.

A property in need of refurbishment, but a great opportunity for a first home or investment to put your own stamp on. Located in a Quite Cul de Sac in Cathays / Roath, just outside Cardiff City centre, making it ideal for professionals. You are also just a street away from multiple High streets and within walking distance to both Roath & Bute Park. This cute TWO bedroom property offers an entrance hall, front lounge, sitting room, kitchen, then two bedrooms and bathroom on the first floor. Outside is a small courtyard garden. Offered to market with no onward chain.

 2 bedroom(s)  1 bathroom(s)  653.00 sq ft

ENTRANCE HALL

LOUNGE

3.05m x 2.92m (10' x 9'7)

SITTING ROOM

4.09m x 3.18m (13'5 x 10'5)

KITCHEN

2.36m x 2.24m (7'9 x 7'4)

LANDING

FRONT BEDROOM

4.09m x 2.90m (13'5 x 9'6)

REAR BEDROOM

2.36m x 2.95m (7'9 x 9'8)

BATHROOM

2.34m x 2.21m (7'8 x 7'3)

GARDEN

TENURE

Freehold, but this is to be confirmed by your solicitor

COUNCIL TAX

Band - D

SHCOOL CATCHMENT


Albany Primary School (year 2022-23)

Ysgol Mynydd Bychan (year 2022-23)

Cathays High School (year 2022-23)

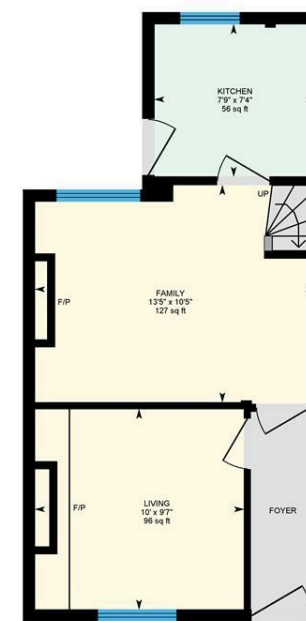
Ysgol Mynydd Bychan (year 2022-23)



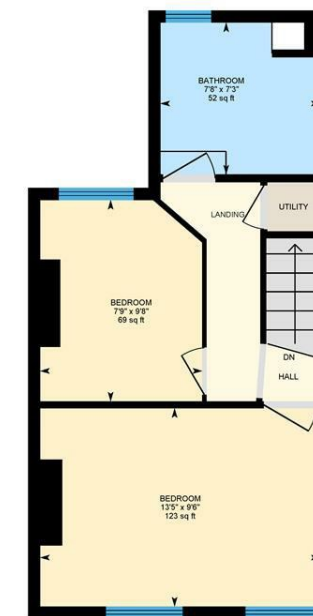
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		91
(81-91) B		
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Crwys Pl, Cathays, CRF

Main Building: Total Interior Area 653.01 sq ft



Ground Floor



1st Floor



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.