

CARDIFF'S HOME FOR
STYLISH SALES
& LETTINGS

JeffreyRoss



HENDRE ROAD
RUMNEY



FRONT

PORCH & HALL

WC

LIVING ROOM

3.99m x 3.51m (13'1" x 11'6")

FAMILY ROOM

5.18m x 2.74m (17' x 9')

KITCHEN

3.76m x 2.64m (12'4" x 8'8")

DINING ROOM

3.28m x 2.84m (10'9" x 9'4")

LANDING

BEDROOM 1

5.05m x 2.79m (16'7" x 9'2")

ENSUITE SHOWER ROOM

BEDROOM 2

3.28m x 3.48m (10'9" x 11'5")

BEDROOM 3

3.00m x 3.48m (9'10" x 11'5")

BEDROOM 4

2.62m x 2.44m (8'7" x 8')

BATHROOM

GARDEN

TENURE

Freehold, but your solicitor is to confirm this

COUNCIL TAX

Band - E





HENDRE ROAD

RUMNEY, CF3 1QU - £310,000



4 Bedroom(s)



2 Bathroom(s)



1260.00 sq ft

We are pleased to offer FOR SALE this Four bedroom detached house. This modern home offers lots of space both inside and out, with an entrance hall and porch, Ground floor WC, living room, contemporary kitchen, dining room and bonus family room. Upstairs there is a family bathroom, 4 really good size bedrooms, with an ensuite shower room. Outside there is a drive to front offering off road parking, as well as a private garden, ideal for children. The property is located in a quiet spot, and would make a great family home.



PROPERTY SPECIALIST

Mr Ramzy Bancroft
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Branch manager





Hendre Rd, Rumney, CRF

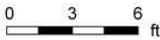
Main Building: Total Interior Area 1260.24 sq ft



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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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	