

www.jeffreygross.co.uk

CARDIFF

VALE

CAERPHILLY

BRISTOL



Waterloo Road
PENYLAN



Immaculate Three Bedroom Maisonette with Garden and Garage

Comments by Mrs Amanda Trinder



Property Specialist
Mrs Amanda Trinder
Senior valuer

amanda@jeffreycross.co.uk



Delightful three bedroom Maisonette in a prime location with off road parking, garage and garden

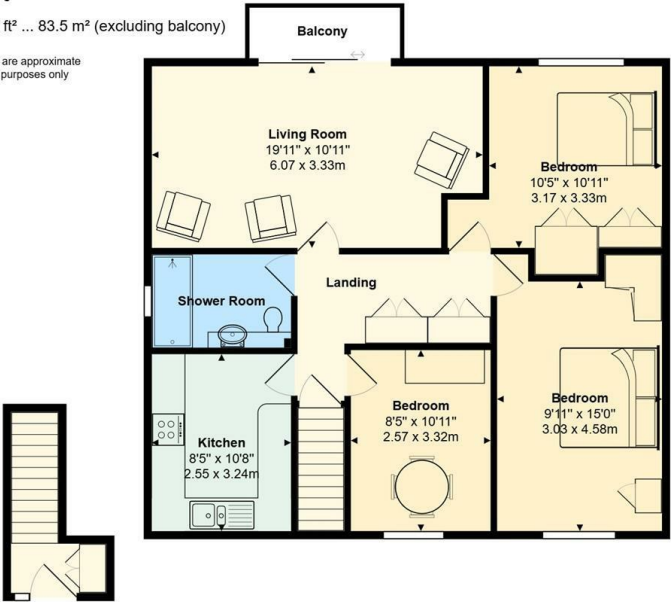
Comments by the Homeowner



Ferry Court

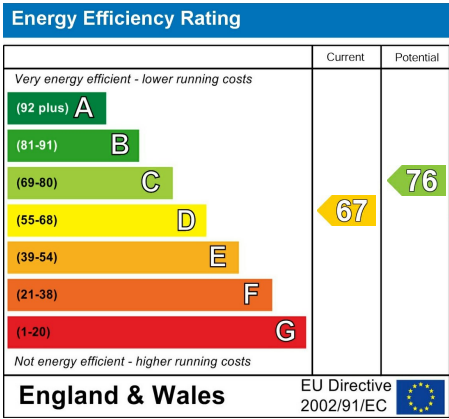
Total Area: 899 ft² ... 83.5 m² (excluding balcony)

All measurements are approximate and for display purposes only





Entrance Hall	Garage
Landing	Tenure
Lounge / Dining Room 19'11m x 10'11m (6.07mm x 3.33mm)	Share of Freehold - This is to be confirmed with your legal representative.
Kitchen 10'8m x 8'5m (3.25mm x 2.57mm)	Council Tax
Bedroom One 15'0m x 9'11m (4.57mm x 3.02mm)	School Catchment
Bedroom Two 10'11m x 10'05m (3.33mm x 3.18mm)	Marlborough Primary School Cardiff High School
Bedroom Three 10'11m x 5'5m (3.33mm x 1.65mm)	Ysgol Y Berllan Deg Ysgol Gyfun Gymraeg Bro Edern
Shower room	* Subject to Availability *
Balcony	Additional Information
Garden	This property has a 50/50 share of the freehold therefor there is no service charge or ground rent.



Waterloo Road

Penylan, Cardiff, CF23 9BU

£340,000

3 Bedroom(s)

1 Bathroom(s)

899.00 sq ft

Contact our

Penylan Branch

02920 499680

Jeffrey Ross are pleased to bring to the market this immaculate, modernised, three bedroom maisonette in a prime location. The property benefits from independent access with entrance hall, stairs leading to the first floor landing with access to the loft with pull down ladder, boarded and light, lounge / dining room, balcony with beautiful views, modern kitchen, three bedrooms, modern bathroom, garden and garage as well as off road parking. Situated in the heart of Penylan with a short walk to local shops, parks and amenities as well as Cardiff City Centre

** This property is immaculately presented throughout and can be sold Chain Free **



CARDIFF

VALE

CAERPHILLY

BRISTOL

www.jeffreygross.co.uk