



**Price Guide £175,000 , Adventurers Quay, Cardiff Bay CF10 4NQ**





- Spacious Apartment
- Allocated Car Space
- Walking Distance to Mermaid Quay
- Concierge Service & Lift Access
- Popular Family/Safe Orientated Gated Development in the Heart of Cardiff Bay
- Circa 80m sq ft apartment



, Adventurers Quay, Cardiff Bay, CF10  
4NQ

This very spacious larger-style one-bedroom apartment, offers both comfort and convenience with ample living space and excellent storage. The property further benefits from double glazing throughout. There is allocated parking space and bike storage is available on site and extensive visitor parking.

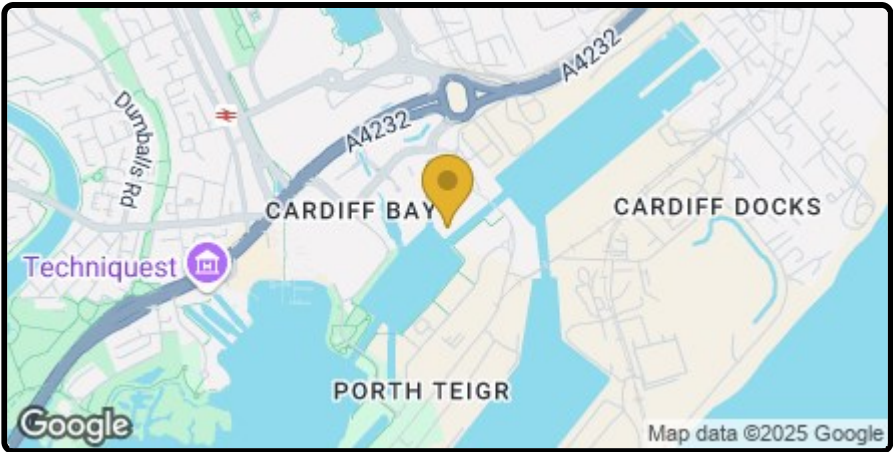
Upon entering the apartment, you're greeted by a large, welcoming hallway, leading to a generous lounge and separate kitchen.

The expansive living/dining room offers a bright and airy space with floor-to-ceiling windows which boasts breathtaking water views.

The main bedroom is light, airy and spacious and features large built-in wardrobes and wonderful water views.

The good-sized bathroom is fitted with a bath, a shower over, sink and heated chrome towel rail.

This larger style one-bedroom apartment is located on the forth floor of the highly sought-after Adventurers Quay development, offering lift access from the under-croft parking for convenience.



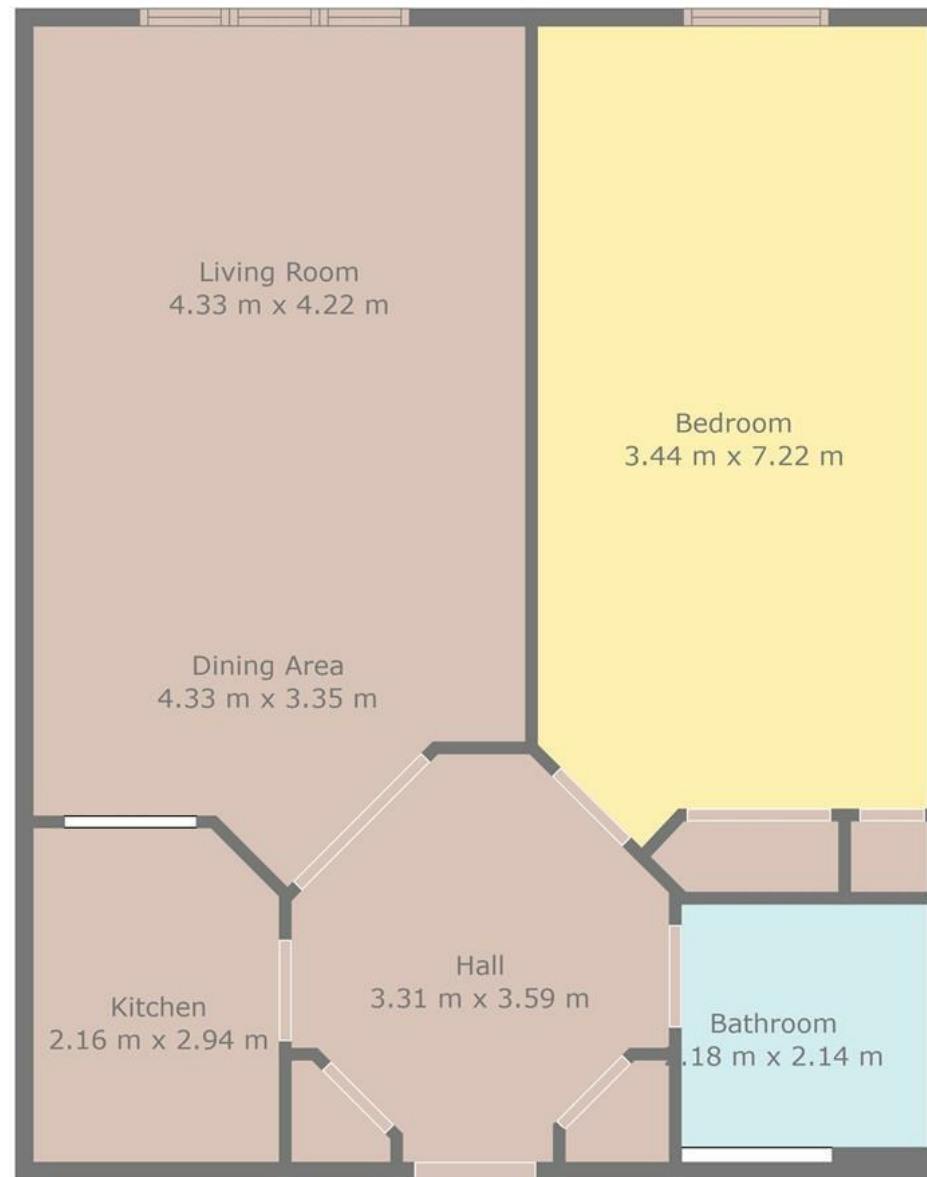
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC	

Key Executive Sales

02920 489 000 | info@keyexecutivesales.co.uk | www.keylet.co.uk | 117-120 Bute Street, Cardiff Bay, Cardiff, CF10 5AE  
Cardiff Property Lettings T/A Key Executive Sales | Reg. No. 05294705 | VAT Reg. 851012863

@keyexecutivesales



**TOTAL: 79 m2**  
**FLOOR 1: 79 m2**

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.