



ST STEPHENS MANSIONS
MOUNT STUART SQUARE
CARDIFF CF10 5LQ

ASKING PRICE OF
£139,950



ONE BEDROOM APARTMENT



1



1



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****IDEAL FIRST TIME PURCHASE* ONE DOUBLE BEDROOM APARTMENT* NO CHAIN**** MGY are delighted to bring to market this superb one bedroom, first floor apartment located within the popular St Stephens Mansions development in Cardiff Bay. The spacious property is situated in a fantastic location and is within walking distance to Mermaid Quay and Cardiff Bay train station. The modern accommodation briefly comprises entrance hall, lounge/dining room, separate kitchen, one double bedroom and family bathroom. The property further benefits from a video entry intercom system, double glazing throughout and secure gated parking, with an allocated parking space. No chain.

LOCATION

St Stephens Mansions development is situated in a great location and is within walking distance to Mermaid Quay and Cardiff Bay. It is located within close proximity to a variety of bars, restaurants, coffee shops, Everyman cinema and water sports/activities. The property is also within walking distance to Cardiff Bay train station and The Red Dragon Centre. Beautiful cycle and walking paths to Cardiff Bay Barrage and its spectacular views across Cardiff Bay and Mermaid Quay.

ENTRANCE HALL

Entered via wooden door, with security spy hole. Video entry intercom system. Carpeted flooring. Built in storage cupboard housing hot water tank. Wall mounted electric panel heater. Doors leading to all rooms.

LOUNGE/DINER

11' 11" x 13' 8" (3.64m x 4.19m)

Lounge with space for dining area. Double glazed uPVC window to front aspect. Carpeted flooring. TV and Telephone point. Wall mounted electric panel heater. Coving and spotlights to ceiling.

KITCHEN

8' 3" x 9' 6" (2.52m x 2.90m)

Separate kitchen. Fitted wall and base units across two walls with ample storage. Work surfaces incorporating double stainless steel sink. Under unit lighting. Integrated four ring Smeg hob, Neff oven and extractor hood over. Integrated microwave, fridge freezer and washing machine. Tiled flooring and part tiled walls.

TENURE: LEASEHOLD

COUNCIL TAX BAND: D

FLOOR AREA APPROX: 549 SQ FT

VIEWING: STRICTLY BY APPOINTMENT

BEDROOM

13' 9" x 11' 0" (4.20m x 3.37m)

Spacious double bedroom. Double glazed uPVC window to front aspect. Carpeted flooring. Fitted storage cupboard. TV and Telephone point. Wall mounted electric panel heater.

BATHROOM

7' 5" x 7' 3" (2.27m x 2.21m)

Tiled flooring. Fully tiled walls. Panelled bath with mains shower over and mixer tap. Glass shower screen. W.C. Vanity enclosed wash hand basin. Shaver point. Wall mounted mirror. Heated towel rail. Extractor fan. Spotlights.

PARKING

Secure gated access to an allocated parking space.

TENURE

MGY are advised that the property is leasehold, with a term of 125 years from 2002. Service charges of £1,748 per annum, which includes building insurance, water rates, secure fob access, video entry intercom system, CCTV, lift maintenance, maintenance of internal and external communal areas, regular cleaning and refuse disposal, secure gated access to an allocated parking space and parking management. Ground rent £173.00 per annum.

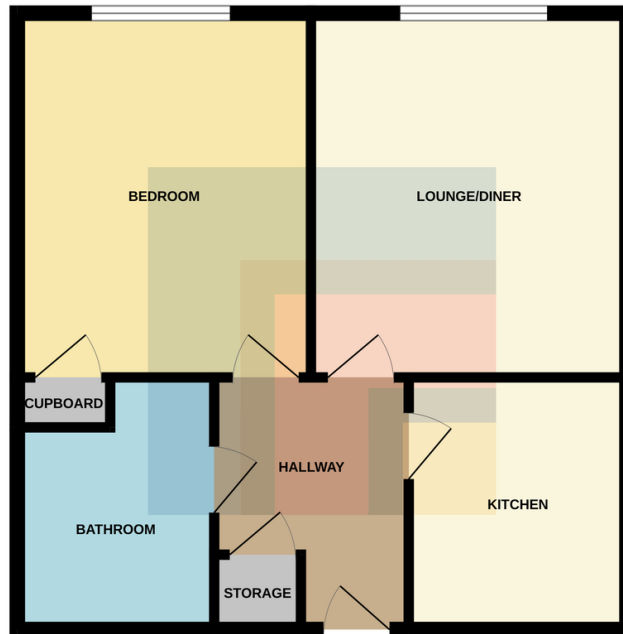


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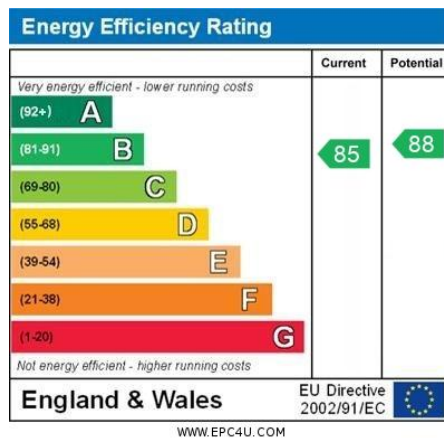


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FIRST FLOOR



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