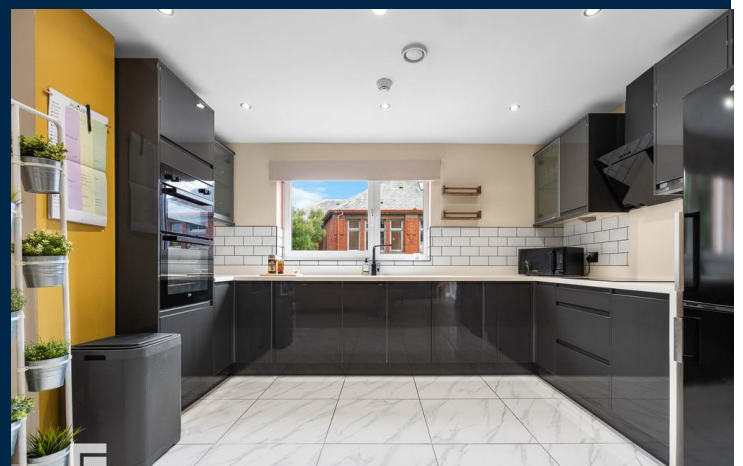




OSLO HOUSE
JUDKIN COURT
CARDIFF BAY CF10 5AX

ASKING PRICE OF
£239,950



FIRST FLOOR APARTMENT



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IMMACULATELY PRESENTED, FIRST FLOOR, TWO BEDROOM APARTMENT MGY are delighted to bring to market this bright and spacious, two double bedroom, first floor apartment located within the popular gated Century Wharf development in Cardiff Bay. This development offers a fantastic location within proximity to Mermaid Quay and the City Centre. The development also benefits from onsite leisure facilities and a concierge service. The spacious accommodation comprises entrance hallway, lounge/kitchen/diner, two double bedrooms - one with ensuite shower room, study and family bathroom. The property further benefits from one allocated parking space and visitor parking, video entry intercom system, and has an EWS1 form in place. *Viewing highly recommended*

TENURE: LEASEHOLD

COUNCIL TAX BAND: F

FLOOR AREA APPROX: 947 SQ FT

VIEWING: STRICTLY BY APPOINTMENT

ENTRANCE HALL

Entered via front door leading from communal hallway. Laminate flooring. Spotlights. Wall mounted electric heater. Power points. Wall mounted video entry system. Doors to all rooms and storage cupboard.

LOUNGE/KITCHEN/DINER

23' 9" x 18' 4" (7.24m x 5.60m)
Continuation of flooring from entrance hallway into lounge. Open plan space. Spotlights and additional wall lighting. Power points. TV and telephone point. Wall mounted electric heaters. Tiled flooring to kitchen. Modern fitted gloss kitchen with a range of wall, base and drawer units with worktops over incorporating inset 1.5 sink with mixer tap over and electric hob with extractor over. Integrated appliances such as oven, grill and dishwasher. Tiled splashback. Space for fridge/freezer. Double glazed uPVC window. Double glazed uPVC door leading to private balcony.

MASTER BEDROOM

19' 3" x 11' 2" (5.88m x 3.41m)
Carpet to floor. Spotlights. Power points. Wall mounted electric heater. Fitted wardrobes. Double glazed uPVC windows. Door to :-

ENSUITE

Tiled flooring and walls. Spotlights. Extractor. WC. Pedestal wash hand basin with mixer tap over. Shaver point. Walk in shower cubicle.

BEDROOM TWO

19' 5" x 9' 8" (5.92m x 2.95m)
Carpet to floor. Pendant light fitting. Double glazed uPVC window. Power points. Wall mounted electric heater. Fitted wardrobes.

STUDY/UTILITY ROOM

5' 8" x 6' 6" (1.73m x 2.00m)
Laminate flooring. Spotlights. Power points. Space and plumbing for a washing machine.

BATHROOM

7' 5" x 5' 5" (2.28m x 1.67m)
Tiled flooring and partially tiled walls. Spotlights. Heated towel rail. Vanity wash hand basin with mixer tap over and storage beneath. WC. Panelled bath with mixer tap over and mains powered shower and handheld attachment above. Extractor. Fitted storage cabinet.

PARKING

Secure gated fob access to one allocated parking space and one visitor permit.

FACILITIES

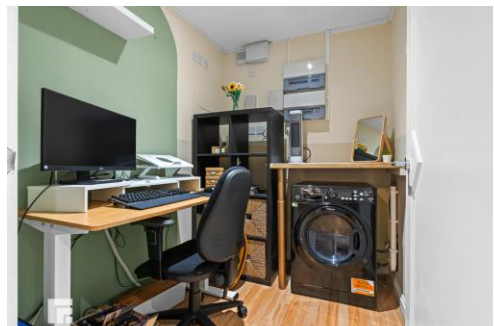
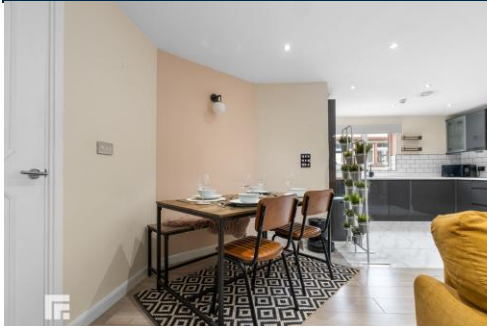
The gated development benefits from 24 hour concierge and leisure facilities, with fully equipped swimming pool, gymnasium, sauna and spa.

TENURE

MGY are advised that the property is leasehold, with a term of 999 years from 2001. Service charges of approx. £4088 per annum, which includes water rates, building insurance, reserve fund contribution, onsite concierge and leisure facilities, annual boiler servicing, lift maintenance, maintenance of internal and external communal areas, regular cleaning and refuse disposal, bike storage, one allocated parking space, visitor parking with one visitor permit and parking management.

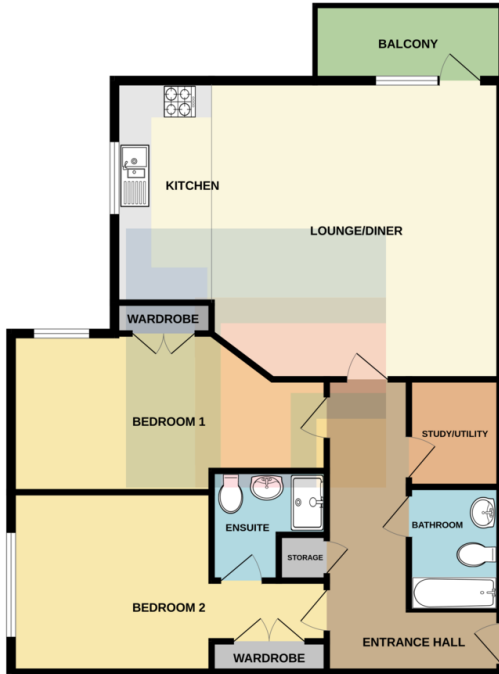


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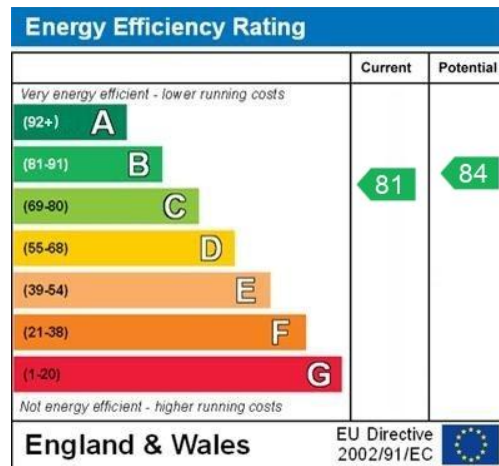


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FIRST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their quality or efficiency can be given.
Made with floorplan 10/2025



CARDIFF 029 2046 5466

13 Mount Stuart Square, Cardiff Bay, Cardiff,
South Glamorgan, CF10 5EE



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