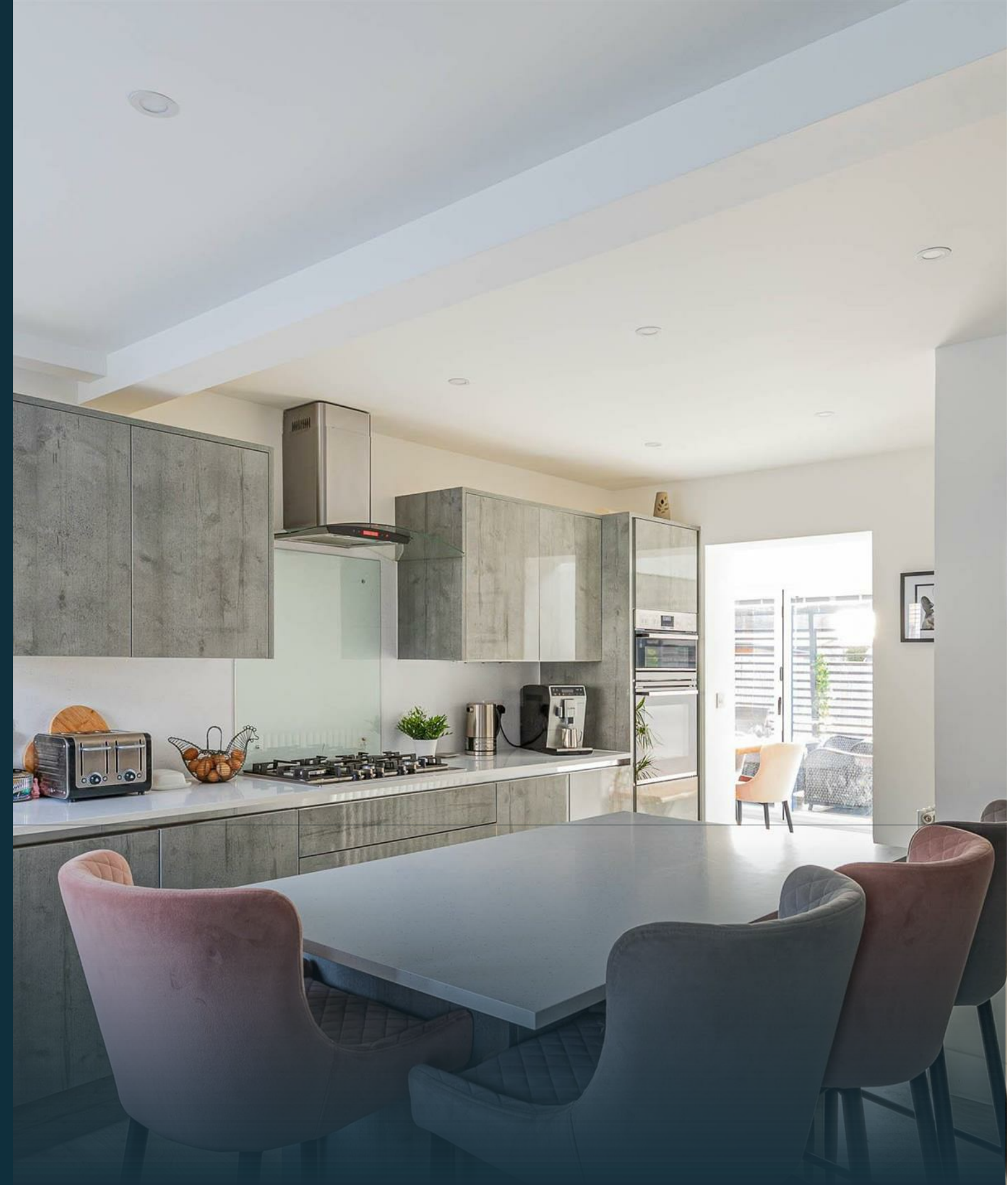


CARDIFF'S HOME FOR
STYLISH SALES
& LETTINGS

JeffreyRoss



COSHESTON ROAD
FAIRWATER

COSHESTON ROAD

FAIRWATER, CF5 3NQ - £320,000

Located on Cosheston Road in the popular area of Fairwater, Cardiff, this recently renovated and extended house offers a perfect blend of modern living and traditional comfort.

With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The property has been thoughtfully extended, enhancing its overall appeal and functionality. The contemporary design and fresh finishes throughout create a welcoming atmosphere. One of the standout features of this home is the large driveway, offering plenty of off-street parking.

The property comprises of a spacious living room, which leads to a newly extended dining room with bi folds on to the garden and open plan kitchen with integrated appliances, and a separate utility room. To the first floor you have three double bedrooms and a family bathroom. The south facing garden has a modern seating area & pergola structure, along with a large lawn.

3 bedroom(s) 1 bathroom(s) 1202.22 sq ft

HALLWAY

LOUNGE
3.66m x 4.17m (12 x 13'8)

DINING ROOM
2.59m x 5.44m (8'6 x 17'10)

KITCHEN
5.79m x 4.90m (19 x 16'1)

UTILITY ROOM

LANDING




BEDROOM 1
3.66m x 3.45m (12 x 11'4)

BEDROOM 2
2.74m x 3.51m (9 x 11'6)

BEDROOM 3
2.77m x 3.18m (9'1 x 10'5)

BATHROOM
1.80m x 2.34m (5'11 x 7'8)



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 

Cosheston Rd, Fairwater, CRF

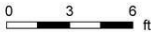
Main Building: Total Interior Area 1202.22 sq ft



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.

