

CARDIFF'S HOME FOR
STYLISH SALES
& LETTINGS

JeffreyRoss



RYDER STREET
PONTCANNA



HALLWAY

LIVING ROOM

3.99m x 4.34m (13'1 x 14'3)

PLAY ROOM

3.40m x 3.56m (11'2 x 11'8)

WC

1.91m x 1.14m (6'3 x 3'9)

DINING ROOM

3.18m x 4.29m (10'5 x 14'1)

UTILITY ROOM

1.80m x 3.23m (5'11 x 10'7)

KITCHEN

3.20m x 3.73m (10'6 x 12'3)

SUN ROOM

3.18m x 2.34m (10'5 x 7'8)

LANDING

MAIN BEDROOM

5.28m x 4.32m (17'4 x 14'2)

BEDROOM 2

3.38m x 3.56m (11'1 x 11'8)

BEDROOM 3

3.30m x 3.58m (10'10 x 11'9)

FAMILY BATHROOM

2.31m x 3.33m (7'7 x 10'11)

WC

0.99m x 1.12m (3'3 x 3'8)

BEDROOM 4 / OFFICE

5.08m x 2.74m (16'8 x 9)

GARDEN

A low maintenance paved garden, with mature flowers & shrub borders.

TENURE

Freehold - this is to be confirmed by your legal representative

COUNCIL TAX

BAND





RYDER STREET

PONTCANNA, CF11 9BT - £650,000



3 Bedroom(s)



1 Bathroom(s)



1673.67 sq ft

Nestled in the heart of the desirable Pontcanna area of Cardiff, this charming terraced house on Ryder Street offers a perfect blend of modern living and original character. Spanning an impressive 1,674 square feet, this property boasts two spacious reception rooms, ideal for both entertaining guests and enjoying quiet family evenings.

The house features three well-proportioned bedrooms, and an additional loft space used as a guest bedroom, providing ample space for a growing family or those seeking a comfortable home office. The bathroom is conveniently located, ensuring ease of access for all residents.

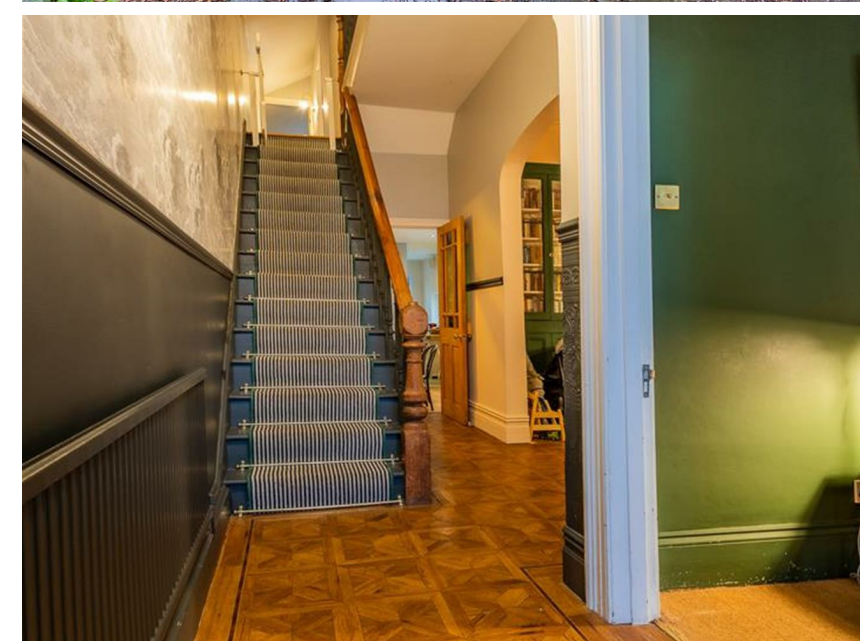
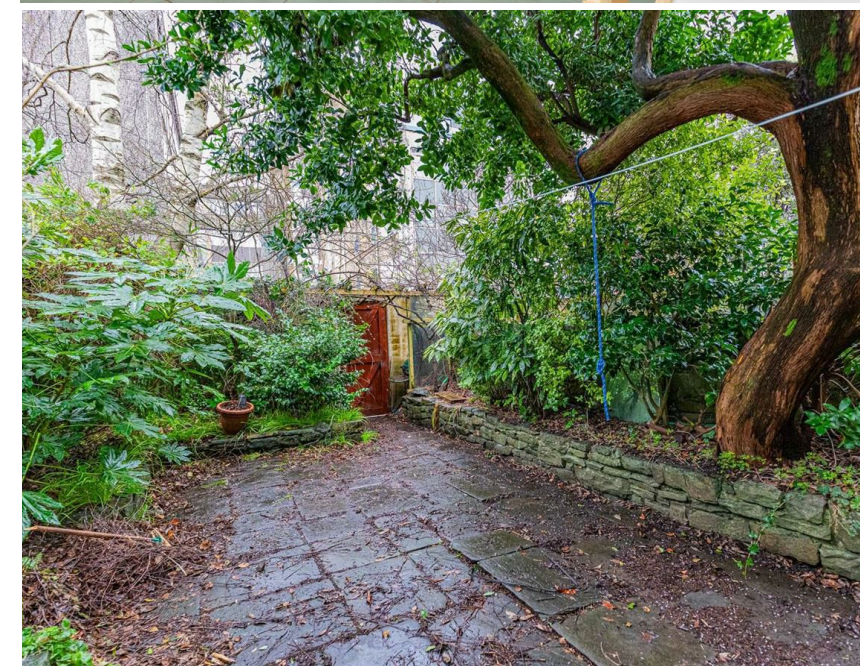
One of the standout features of this property is its original characteristics, which add a unique charm and warmth to the home. These delightful details create an inviting atmosphere that is hard to find in newer builds.

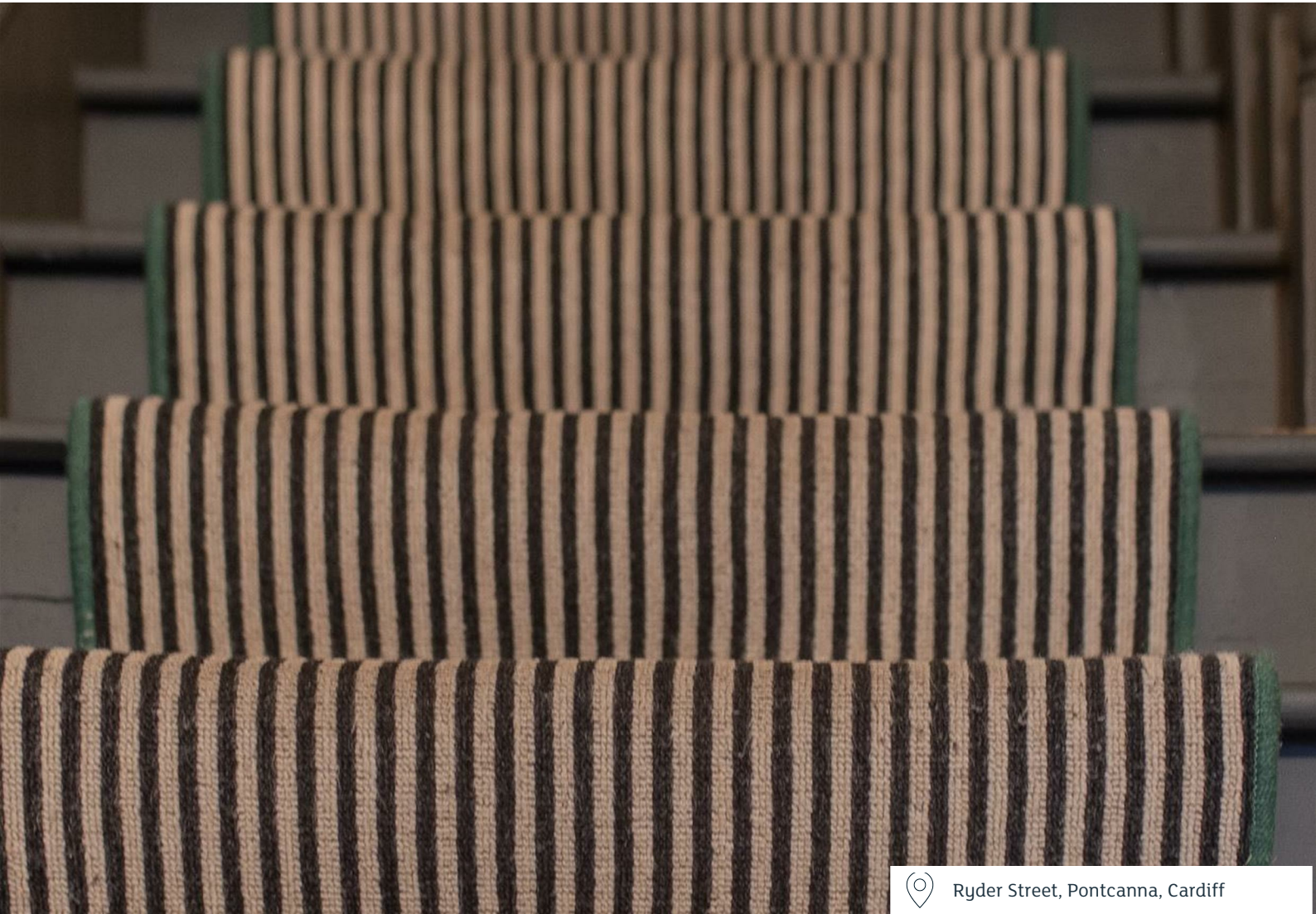
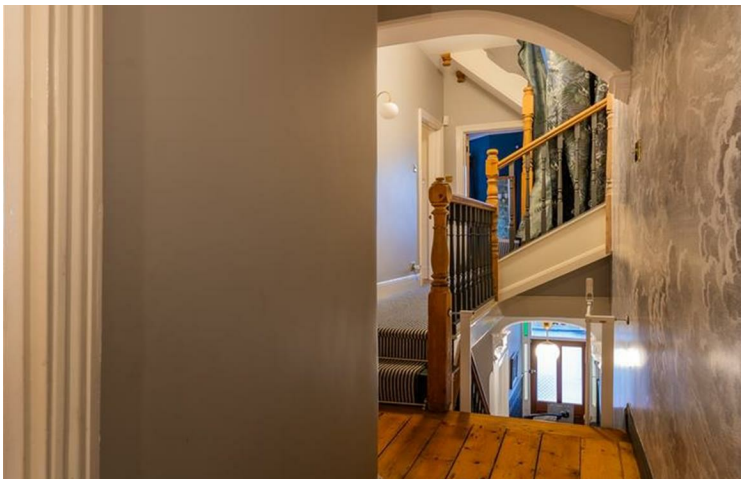
Situated in a vibrant neighbourhood, residents will benefit from a variety of local amenities, including shops, cafes, and parks, all within easy reach. The area is well-connected to Cardiff city centre, making it an ideal location for those who wish to enjoy the hustle and bustle of city life while retreating to a peaceful residential setting.

This property presents an excellent opportunity for anyone looking to invest in a home that combines space, character, and a prime location.

PROPERTY SPECIALIST

Mrs Ruby Ledley
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Valuer

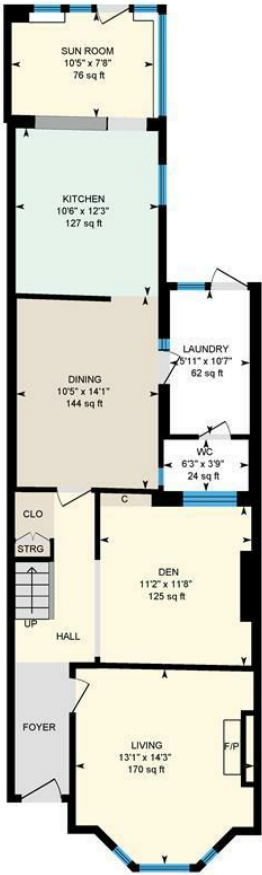




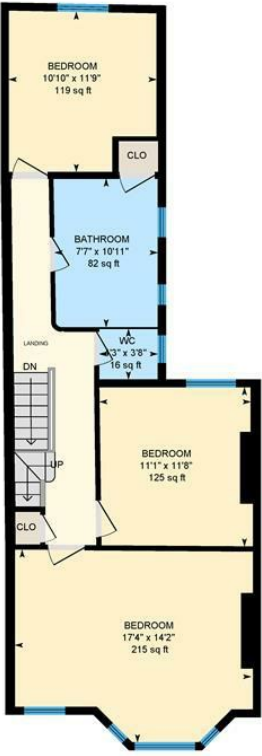
Ryder Street, Pontcanna, Cardiff

Ryder St, Pontcanna, CRF

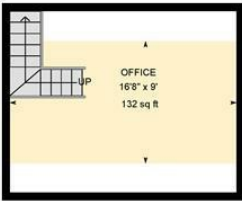
Main Building: Total Interior Area 1673.67 sq ft



Ground Floor



1st Floor



2nd 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.



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		
	67	80
England & Wales		EU Directive 2002/91/EC