



## Harriet Street, offers over £240,000

- THREE BEDROOM MID TERRACE
- TWO RECEPTION ROOMS
- MODERN DECOR BLENDED WITH ORIGINALITY
- REAR ENCLOSED GARDEN
- BRIGHT AND AIRY THROUGHOUT
- RARELY AVAILABLE
- LOCAL ESSENTIAL SHOPS AND AMENITIES
- COUNCIL TAX - E



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## About the property

**\*MUST SEE\*** Welcome to Harriet Street, a three bedroom mid terraced house sold in the heart of Cathays, benefiting from a generous footprint, bright and airy rooms and full of potential. A must see for families, first time purchasers or investors alike.

## Accommodation

### Entrance Hall

### Lounge

14' 2" max x 12' max ( 4.32m max x 3.66m max )

### Reception Room

11' 7" max x 9' 9" max ( 3.53m max x 2.97m max )

### Kitchen

10' 10" max x 9' 9" msx ( 3.30m max x 2.97m msx )

### Bathroom



## Landing

## Bedroom One

16' 4" max x 11' 9" max ( 4.98m max x 3.58m max )

## Bedroom Two

12' 6" x 10' 4" max ( 3.81m x 3.15m max )

## Bedroom Three

10' 11" x 10' 5" ( 3.33m x 3.17m )

## Rear Garden



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## Floorplan



Total floor area 100.4 m<sup>2</sup> (1,081 sq.ft.) approx

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