



St. Germans Court Metal Street,Adamsdown Cardiff CF24 0JS

welcome to

St. Germans Court Metal Street, Adamsdown Cardiff

An ideal first time buy situated in this converted school offering a unique layout over three floors. There is a spacious lounge, office, kitchen/diner, double bedroom and shower room. The property further benefits from gas central heating and allocated parking. Viewing Recommended!

Communal Entrance

Via a secured entrance into:

Communal Hallway

Stairs leading up to the first floor apartment.

Entrance

Via door into:

Hallway

Stairs leading up to the kitchen, access through to inner hallway leading to bedroom.

Lounge

22' 5" x 8' 10" (6.83m x 2.69m)

Two windows to the side and rear aspect, radiator, power points, overlooking kitchen area, door through to office, steps leading down to the kitchen.

Kitchen/ Dining Area

19' 8" x 6' 6" (5.99m x 1.98m)

Fitted with wall and base units with complementary work surface over, sink and drainer unit, spaces for cooker, washing machine and table and chairs, powerpoints, window to rear aspect, and steps leading up to the lounge.

Double Bedroom

10' x 8' 9" (3.05m x 2.67m)

Window to rear aspect, radiator, powerpoints, door to inner hallway with fitted wardrobes and access to shower room.

Shower Room

Fitted with a three piece suite comprising shower cubicle, wash hand basin and WC, tiled walls and radiator.

Outside

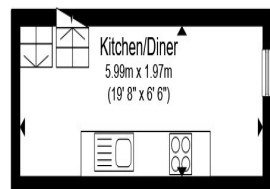
Allocated Parking

The vendor has advised that there is private secured parking.

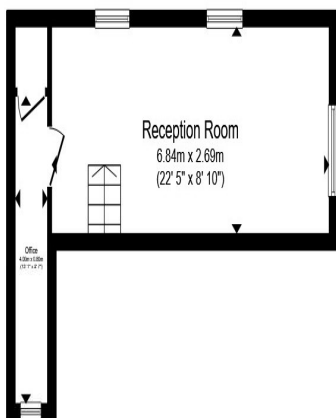
Leasehold Information



Ground Floor



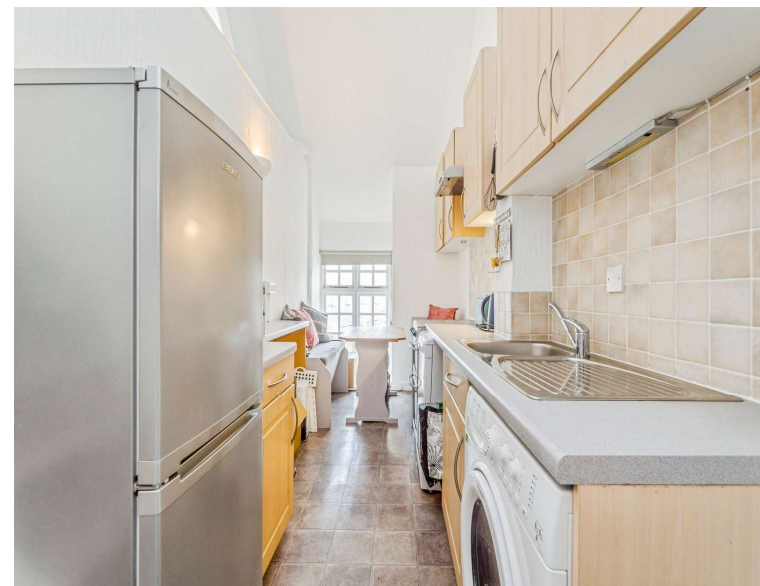
First Floor



Second Floor

Total floor area 50.8 m² (546 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



welcome to

**St. Germans Court Metal Street,
Adamsdown Cardiff**

- Unique First Floor Apartment
- Situated Over Three Floors
- Spacious Double Bedroom
- Lounge and Shower Room
- Fitted Kitchen/ Diner

Tenure: Leasehold EPC Rating: D

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£140,000



view this property online allenandharris.co.uk/Property/ROA114026



Property Ref:
ROA114026 - 0002

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