



Sheppard
& Bear

Coed Y Wenallt | Rhiwbina | Cardiff | CF14 6AZ

£330,000



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Nestled in the desirable area of Coed Y Wenallt, Rhiwbina, Cardiff, this stunning detached coachhouse offers a perfect blend of modern living and tranquil surroundings. Spanning an impressive 862 square feet, the property is immaculately presented and has been thoughtfully modernised to the highest standards.

You are greeted by a spacious reception room featuring a panoramic gas fire as a focal point. The room flows seamlessly into a newly fitted Sigma 3 kitchen, equipped with top-of-the-line Neff appliances which include integral fridge/freezer and washing machine., including a double oven/microwave, dishwasher, and an induction hob. The kitchen also features a Quooker cube tap, providing instant boiling, chilled, and sparkling water, all set against elegant Corian worktops.

- Detached coachhouse, modernised to impeccable standard
 - Immaculate bathroom and en-suite
 - Garage with electric door and tandem driveway
 - Fitted wardrobes by Hammonds in both bedrooms
 - Located in sought-after Coed Y Wenallt, Rhiwbina
- Newly fitted kitchen with Neff appliances
 - Garden WC and landscaped sun trap garden
 - Balcony
 - Alarm and CCTV for security
 - Viewing recommended for this stunning property

Entrance hall and landing

Living/dining room
16'10 x 10'7 (5.13m x 3.23m)

Kitchen
7'10 x 6'11 (2.39m x 2.11m)

Bathroom
6'7 x 4'6 (2.01m x 14.02m)

Bedroom one
13'3 x 10 (4.04m x 3.05m)

En-suite
7'1 x 4'8 (2.16m x 1.42m)

Bedroom two
10'7 x 7'7 (3.23m x 2.31m)

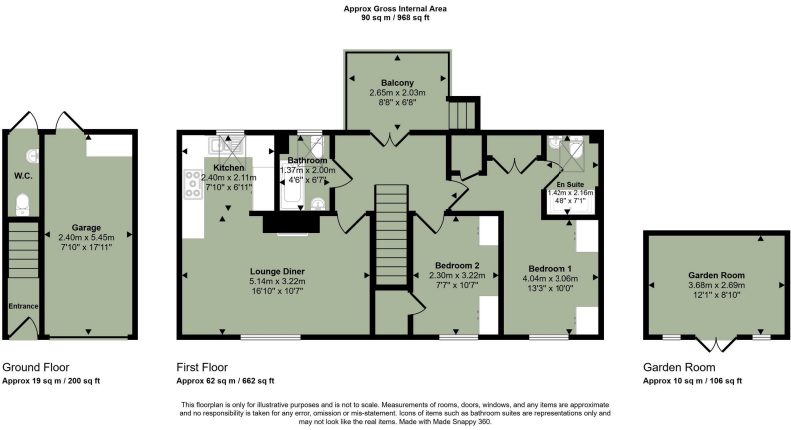
Balcony
Garage and driveway

Landscaped garden



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	

Council Tax Band D
EPC Rating



Cyncoed
Cardiff
CF23 6SZ
02921 051927
sales@sheppardandbear.com