



David Ricketts



St Anthony Road, Heath

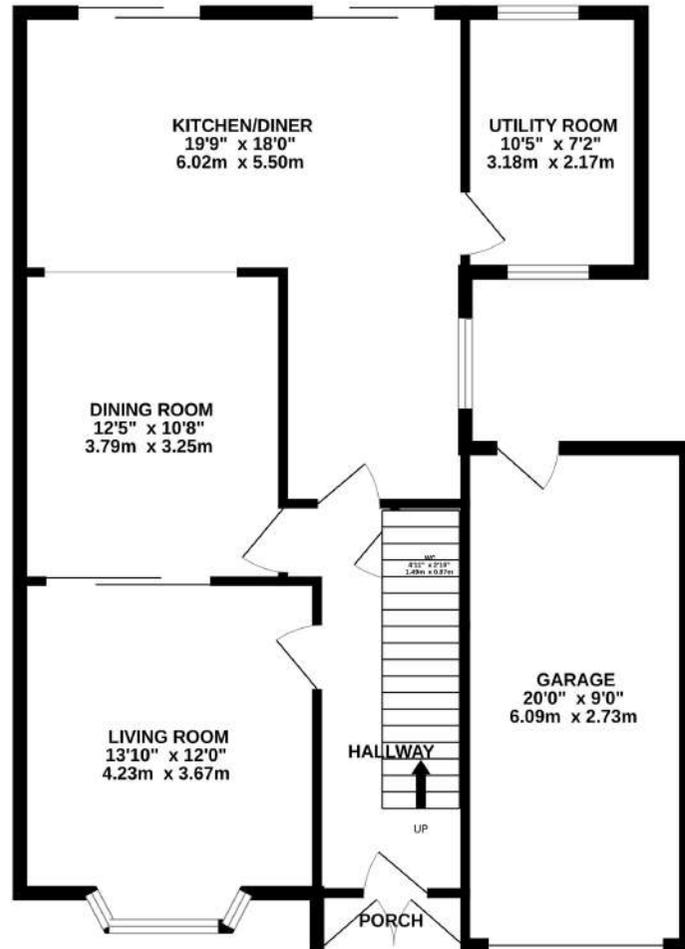
£529,000

1,375 sq.ft

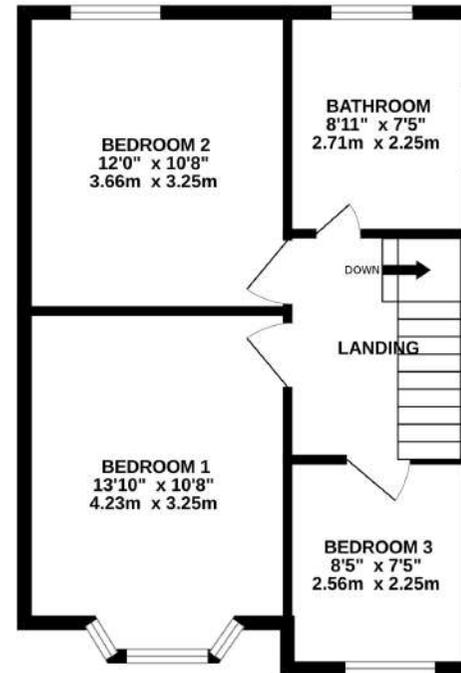
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GROUND FLOOR
912 sq.ft. (84.7 sq.m.) approx.



1ST FLOOR
463 sq.ft. (43.0 sq.m.) approx.



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St Anthony Road

Heath, Cardiff, CF14 - £529,000

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Situated on the popular St Anthony Road in the sought-after area of Heath, North Cardiff, this well-presented three-bedroom semi-detached home offers spacious and versatile accommodation, just a short walk from Heath Park and the University Hospital of Wales.

The ground floor comprises two generous reception rooms, providing flexible living and entertaining space, alongside an extended kitchen/diner ideal for modern family living. The kitchen/diner benefits from two separate double doors opening onto a private rear garden, creating an excellent connection between indoor and outdoor space. Further features include a useful utility room and a convenient ground floor WC. To the first floor are three well-proportioned bedrooms and a family bathroom.

Externally, the property offers off-road parking, a garage with electric door, and an enclosed rear garden providing a good degree of privacy.

Heath remains one of North Cardiff's most desirable locations, with Birchgrove just a short walk away offering supermarkets, cafés, local services, restaurants and pubs. The area is well served by well-regarded primary schools, excellent public transport links to the City Centre and beyond, and easy access to the A48 and M4 link roads.



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Ground Floor

Hallway - (7'5" x 18'2")
Dining Room - (10'8" x 12'5")
Living Room - (12'0" x 13'10")
Kitchen/Diner - (19'9" x 18'0")
Utility Room - (10'5" x 7'2")
WC - (2'10" x 4'11")
Garage - (9'0" x 20'0")

First Floor

Landing - (7'5" x 9'1")
Bedroom 1 - (10'8" x 13'10")
Bedroom 2 - (10'8" x 12'0")
Bedroom 3 - (7'5" x 8'1")
Bathroom - (7'5" x 8'11")



David Ricketts & Co Property Services Limited

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For further information or to book a viewing please contact us on **02920 611 333** or email us at **will@davidricketts.co.uk**

