

Asking Price
£135,000

Altolusso,
Bute Terrace, Cardiff,
CF10 2FH

THOMAS H WOOD

1 Bedrooms
Apartment

We are delighted to bring to market this one bedroom penthouse apartment situated within the hugely popular Altolusso development in the heart of Cardiff City Centre.

Positioned on the sixteenth floor and occupying a quiet aspect within the building, this superbly presented apartment enjoys spectacular panoramic views across the city skyline. The property offers modern open plan living, secure allocated parking and the benefit of a 24 hour concierge service.

Altolusso is ideally located opposite John Lewis and St David's shopping centre and is perfectly positioned for the city's many shops, restaurants and bars, along with excellent bus and train links. The property is offered for sale with no onward chain.



## ACCOMMODATION

### ENTRANCE HALLWAY
With newly installed wood effect flooring, painted walls and smooth ceiling, doors to all rooms and access to a large storage cupboard.

### LOUNGE/ KITCHEN/ DINING ROOM
16'10" x 15'1" max
A bright and spacious open plan living area with floor to ceiling glazing enjoying superb city views, wood effect flooring, painted walls and smooth ceiling. The kitchen area is fitted with a modern range of wall and base units with contrasting work surfaces and integrated appliances including oven, hob, extractor, fridge freezer and dishwasher.

### BEDROOM
10'5" x 10'2"
A generous double bedroom with fitted carpet, painted walls, smooth ceiling and floor to ceiling window providing elevated city views.



## Features

- 16TH FLOOR PENTHOUSE APARTMENT
- SPECTACULAR CITY VIEWS
- OPEN PLAN LOUNGE/ KITCHEN/ DINING ROOM
- INTEGRATED KITCHEN APPLIANCES
- DOUBLE BEDROOM
- SECURE GATED ALLOCATED PARKING
- TWO LARGE STORAGE CAGES
- 24 HOUR CONCIERGE
- LOCATED IN THE HEART OF CARDIFF CITY CENTRE
- NO ONWARD CHAIN

### BATHROOM
7'6" x 5'10"
Comprising panelled bath with shower over and glazed screen, pedestal wash hand basin and low level WC, part tiled walls, tiled flooring and chrome heated towel rail.

### PARKING & STORAGE
Secure gated allocated parking.
Two storage cages located on 2nd floor.

**TENURE**
LEASEHOLD

LEASE TERM REMAINING - 102 years
from 10/03/2005 - 01/07/2128
SERVICE CHARGE - £3150 per annum
GROUND RENT - £170 per annum

**COUNCIL TAX**
Band E

## Information

- Tenure: Leasehold
- Council Tax Band: E
- Floor Area: 516.00 sq ft
- Current EPC Rating: C
- Potential EPC Rating: B









1 BEDROOMS

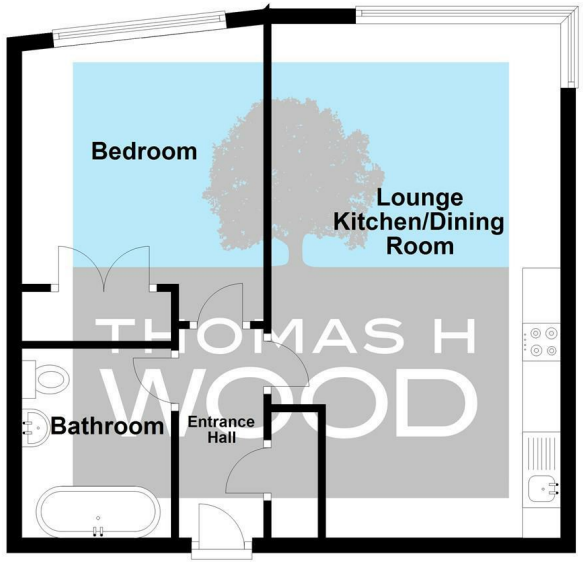
1 BATHROOMS

1 RECEPTION ROOMS

ENERGY RATING: C

## Ground Floor

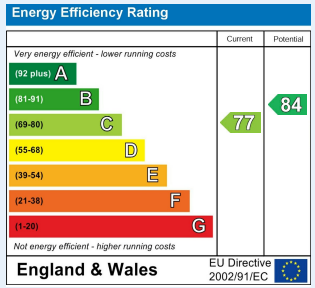
Approx. 515.6 sq. feet



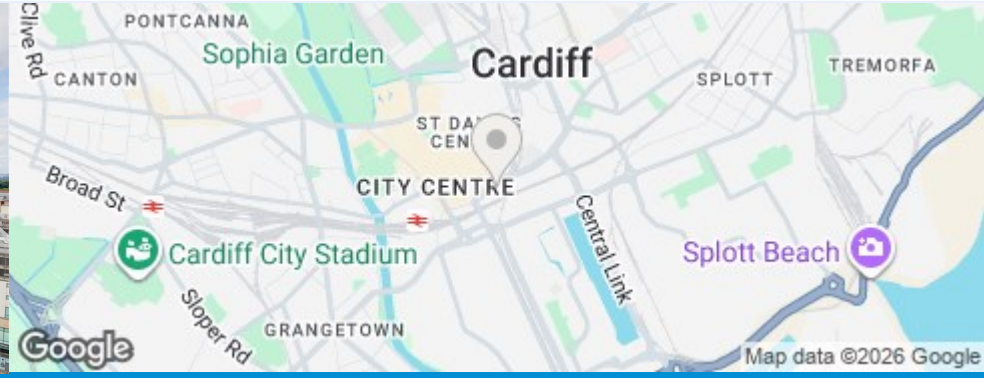

Total area: approx. 515.6 sq. feet



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements






THOMAS H WOOD

CONTACT

sales@thomashwood.com
02920 626 252
**thomashwood.com**

WHITCHURCH BRANCH

14 Park Road,
Whitchurch
CF14 7BQ

RADYR BRANCH

5 Station Road,
Radyr, Cardiff
CF15 8AA