



River View Court, Cardiff CF5 2QJ

welcome to

River View Court, Cardiff

Set over multiple stories with stunning river views from the conservatory. Features a spacious living room, large kitchen diner, two bathrooms, and a generous garden. Includes allocated parking and is close to excellent schools. Ideal for families seeking comfort, space, and scenic surroundings.



Entrance Hall

14' 5" Max x 8' 5" Max (4.39m Max x 2.57m Max)

Electric point, radiator, wood effect flooring, electric meter, spot lights, storage cupboard, floor to ceiling double glazed windows to front, glass door.

Utility Room

8' 7" Max x 8' 7" Max (2.62m Max x 2.62m Max)

Partly tiled, wall and base units, sink and drying area, under stairs storage, wood effect flooring.

Bathroom

8' 5" Max x 5' 6" Max (2.57m Max x 1.68m Max)

Tiled floor, partly tiled walls, WC, extractor fan, hand wash basin, walk in shower, double glazed window to side, spot light, heated towel rail.

Lounge

17' 8" Max x 20' 4" Max (5.38m Max x 6.20m Max)

Wood effect flooring, access to conservatory, kitchen and upstairs. Electric points, two radiators, spot lights, double glazed window to side, thermostat

Conservatory

18' Max x 8' 8" Max (5.49m Max x 2.64m Max)

Carpeted, electric radiator, views of river.

Kitchen Diner

17' 8" Max x 12' 3" Max (5.38m Max x 3.73m Max)

Wall and base units, gas hob, extractor, sink and draining unit, gas cooker, wood effect flooring, partly tiled, spot lights, access to garden, double glazed window to rear, door to side access of property, two radiators, electric points

Landing

Carpeted access to all upstairs rooms and loft, radiator, double glazed window to side, electric points, storage cupboard.

Front Bedroom One

7' 8" Max x 13' 6" Max (2.34m Max x 4.11m Max)

Wood effect flooring, radiator, double glazed window to front

Front Bedroom Two

9' 8" Max x 13' 6" Max (2.95m Max x 4.11m Max)

Carpeted, radiator, electric point, double glazed window to front.

Bathroom Two

7' 3" Max x 6' 2" Max (2.21m Max x 1.88m Max)

Tiled walls and floor, heated towel rail, walk in shower, hand wash basin, WC, privacy double glazed window to side, spot lights.

Back Bedroom One

9' 5" Max x 7' 7" Max (2.87m Max x 2.31m Max)

Double glazed window to rear, carpeted, electric point.

Back Bedroom Two

10' 8" Max x 9' 8" Max (3.25m Max x 2.95m Max)

Carpeted, radiator, two double glazed windows to rear.

Loft

Access via pull down ladder, fully boarded.



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welcome to

River View Court, Cardiff

- Four Bedrooms
- Large living space
- Conservatory with stunning river views
- Multi-level garden
- Allocated parking

Tenure: Freehold EPC Rating: C
Council Tax Band: F

offers in excess of

£495,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
CRP107926 - 0008

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029 2022 5700



Pontcanna@allenandharris.co.uk



209 Cathedral Road, Pontcanna, CARDIFF,
South Glamorgan, CF11 9PN



allenandharris.co.uk