



## St. Fagans Rise, offers over £180,000

- TENANT IN SITU
- CURRENT RENTAL INCOME £970 PCM
- EXTENDED LEASE
- GARAGE
- CLOSE TO LOCAL TRANSPORT LINKS
- EPC Rating: C



3 1 1



## About the property

TENANT IN SITU - CURRENT RENTAL INCOME £970  
PCM - EXTENDED LEASE - GARAGE

Set in a quiet cul-de-sac in a popular area of Fairwater is this spacious duplex apartment, offering spacious living, three bedrooms, kitchen and a bathroom. Great investment potential.





## Accommodation

### Entrance Hall

### Kitchen

8' 5" Max x 12' 8" Max ( 2.57m Max x 3.86m Max )

### Lounge

14' 9" x 11' 9" ( 4.50m x 3.58m )

### Wc

### First Floor Landing

### Bedroom One

15' x 8' 5" ( 4.57m x 2.57m )

### Bedroom Two

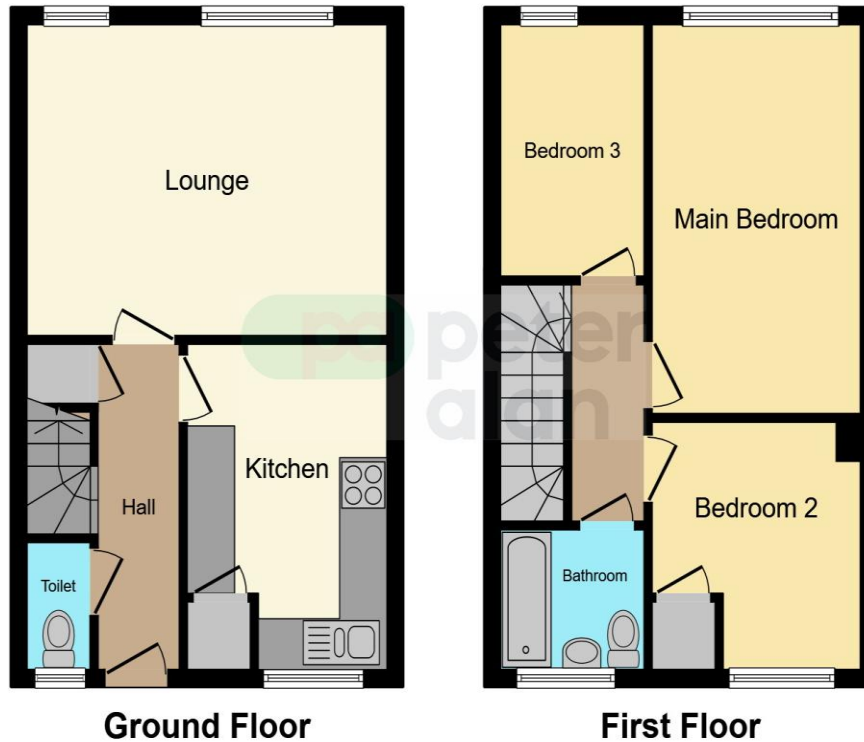
8' 6" Max x 9' 8" Max ( 2.59m Max x 2.95m Max )

### Bedroom Three

5' 9" x 9' 8" ( 1.75m x 2.95m )

### Bathroom

## Floorplan



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