



David **Ricketts**



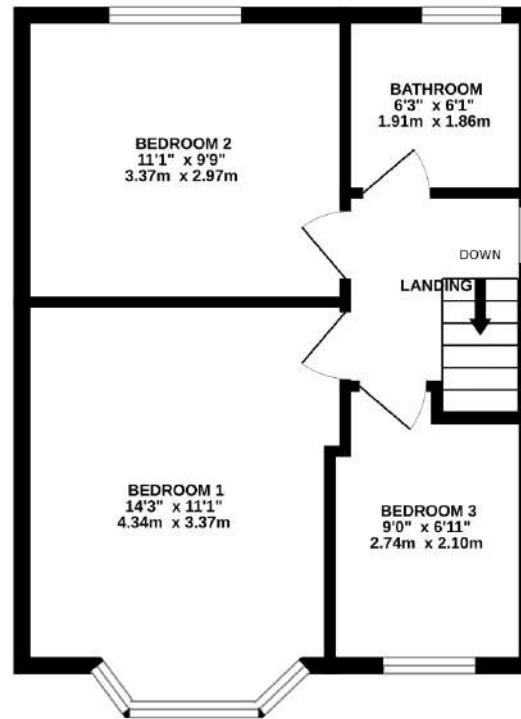
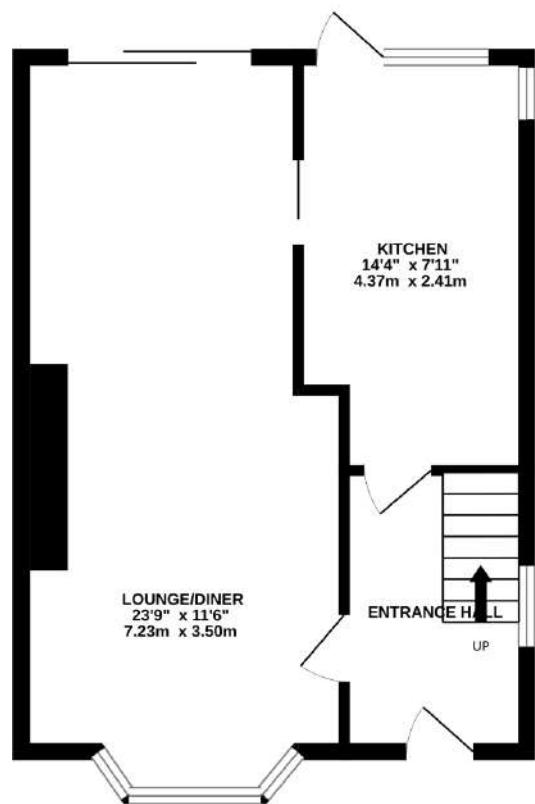
Huron Crescent, Cyncoed

450,000

860 sq.ft

3 

1 



David Ricketts

Huron Crescent, Cyncoed, Cardiff, CF23 - £450,000

David
Ricketts

This charming three-bedroom semi-detached home is set in the highly sought-after Lakeside area of Cardiff, known for its leafy streets, strong sense of community and excellent school catchments. The property falls within catchment for Lakeside Primary and Cardiff High School, and is just a short walk from Roath Park Lake, along with a range of local cafés and amenities.

The ground floor offers a welcoming entrance hall leading through to a bright and spacious open-plan living and dining room, providing a versatile space for everyday family life and entertaining. Doors open directly onto the garden, filling the room with natural light and creating a seamless connection to the outdoor space. A separate, recently fitted kitchen completes the ground floor, offering modern practicality and good storage.

Upstairs, the property comprises three bedrooms, including two generous double bedrooms and a well-proportioned single bedroom, all served by a spacious and recently updated family bathroom.

With its spacious layout, quality finishes and exceptional setting, this home presents a rare opportunity to secure a superb family property in Cardiff.



Ground Floor

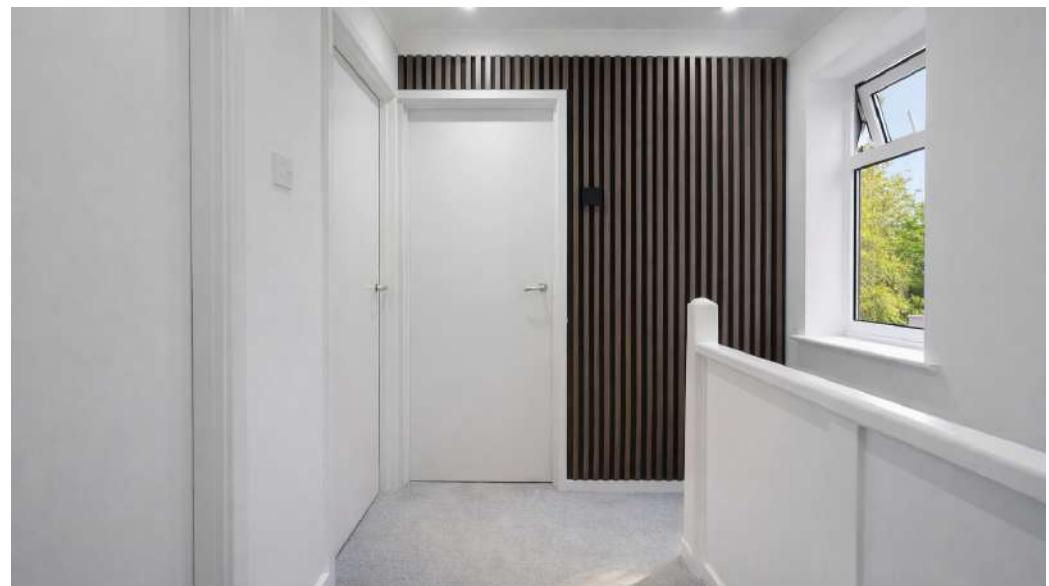
Hallway - (6'3" x 9'8")
Kitchen - (14'4" x 7'11")
Living/Dining Room - (23'9" x 11'6")



First Floor

Landing - (6'3" x 7'9")
Bedroom 1 - (14'3" x 11'1")
Bedroom 2 - (11'1" x 9'9")
Bedroom 3 - (6'3" x 6'1")
Bathroom - (6'3" x 6'1")









David Ricketts & Co Property Services Limited

493B Caerphilly Road, Rhiwbina, Cardiff, CF14 4SN
02920 611333 - will@davidricketts.co.uk - davidricketts.co.uk

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

David
Ricketts