

5 Station Road,
Radyr, Cardiff
CF15 8AA

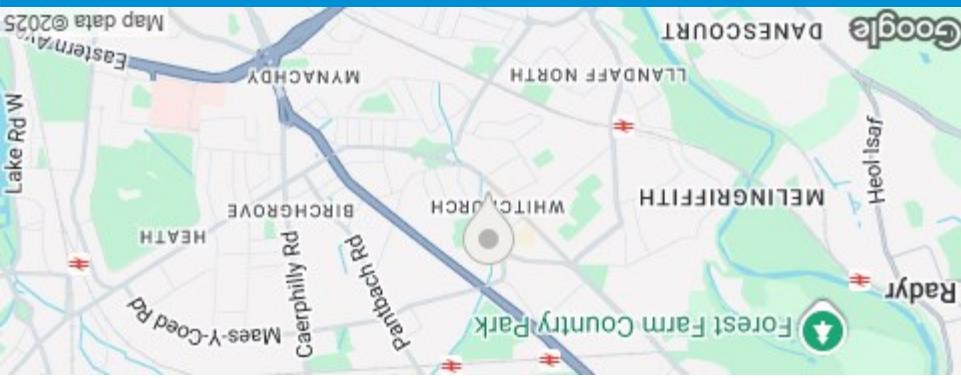
RADYR BRANCH

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WHITCHURCH BRANCH

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CONTACT

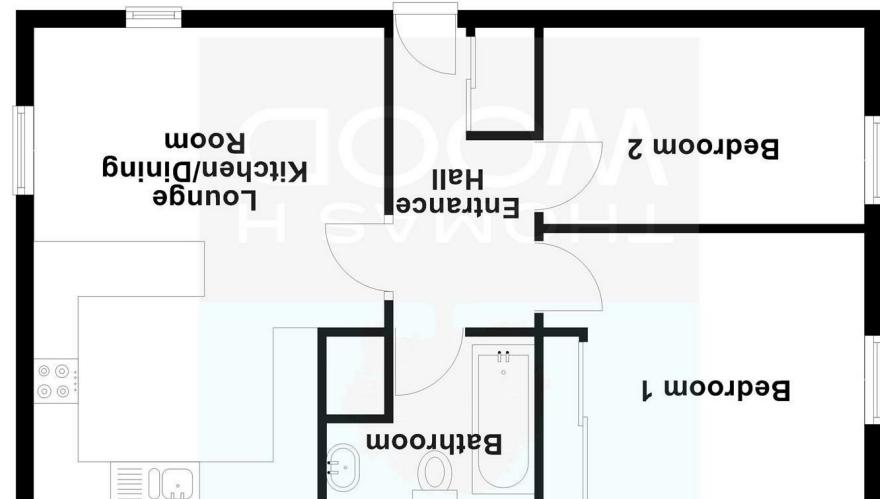
THOMAS H WOOD

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 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.



Total area: approx. 545.8 sq. feet



To book a viewing call 02920 626252

thomaswood.com



Summerfield House,
Glandwr Place, Whitchurch,
CF14 1DP

THOMAS H WOOD


Asking Price
£185,000

An immaculate and beautifully maintained ground floor apartment ideally positioned in the heart of Whitchurch village. This exceptional property offers stylish, low-maintenance living just moments from a wide range of shops, cafés, restaurants, and excellent transport connections.

The accommodation is tastefully presented throughout, featuring a modern open plan living space with a refitted contemporary kitchen/dining area and a welcoming lounge enjoying pleasant views over the communal gardens. Both bedrooms are generously sized doubles, each benefiting from fitted wardrobes and ample room for additional furnishings.

A sleek, modern bathroom and gas combination boiler further enhance the property's comfort and efficiency. Externally, there are well-kept communal gardens and allocated parking, providing a perfect blend of convenience and tranquillity in this sought-after location.



COMMUNAL ENTRANCE HALL

Accessed via a secure entry telephone system. Hardwood entrance door leading to:

INNER HALL

Carpeted flooring, smooth plastered ceiling, and painted walls. Doors leading to lounge, kitchen, bathroom, and both bedrooms. Useful storage cupboard with sliding doors.

Features

- Beautifully presented ground floor apartment
- Highly convenient village centre location
- Two spacious double bedrooms, both with fitted wardrobes
- Stylish open plan lounge and kitchen/dining area
- Modern bathroom with contemporary fittings
- Attractive communal gardens
- Allocated off-road parking
- Close to excellent public transport links, highly regarded schools, and excellent local amenities
- No onward chain



LOUNGE/KITCHEN/DINER

18'11" x 13'0"

A beautifully presented open plan space with windows to the side and rear elevations overlooking the communal gardens. The lounge area features carpeted flooring, coving to ceiling, wall-mounted intercom, radiator, and power points.

The recently refitted modern kitchen offers a range of matching wall and base units with complementary work surfaces and a fitted breakfast bar. Built-in electric oven and hob with stainless steel splashback and chimney-style extractor fan. Stainless steel sink unit, wall-mounted gas combination boiler, LED plinth lighting, and laminate flooring. Space for washing machine and fridge/freezer. Window to the front elevation.

BEDROOM ONE

10'0" x 11'10"

A spacious master bedroom with fitted wardrobes offering excellent storage, window to the front elevation, radiator with thermostat control, carpeted flooring, and power points.

BEDROOM TWO

7'7" x 11'8"

Another well-proportioned double bedroom with built-in wardrobes, window to the front elevation, radiator, power points, and carpeted flooring.

BATHROOM

6'3" x 7'4"

A contemporary three-piece suite comprising a panelled bath with mains shower over, low-level WC, and wash hand basin with vanity storage below. Wall-mounted mirror with lighting, wood-effect laminate flooring, and radiator.

EXTERNAL

The property benefits from well-maintained communal gardens mainly laid to lawn, along with allocated parking and gated side access.

TENURE

LEASEHOLD

Terms of Lease - 163 years remaining
Service Charge - £60 p.m

COUNCIL TAX

Band C

Information

- Tenure: Leasehold
- Current EPC Rating: C
- Council Tax Band: C
- Potential EPC Rating: C
- Floor Area: 545.80 sq ft



2 BEDROOMS



1 BATHROOMS



1 RECEPTION ROOMS



ENERGY RATING: C

