



**CORPORATION ROAD  
GRANGETOWN  
CARDIFF CF11 7AX**

ASKING PRICE OF

**£179,950**



**TWO BEDROOM APARTMENT**



**2**



**1**



**1**



**1**

**TENURE: FREEHOLD**

**COUNCIL TAX BAND: C**

**FLOOR AREA APPROX: TBC**

**VIEWING: STRICTLY BY APPOINTMENT**

#### **BATHROOM**

Tiled flooring and partially tiled walls. Double glazed obscure uPVC window to side aspect. Vanity wash hand basin with mixer tap over and storage beneath. WC. Panelled bath with hot and cold tap over and mains powered shower above. Extractor. Pendant light fitting. Chrome heated towel rail.

#### **TENURE**

MGY have been advised that this property will become a share of the freehold with a long lease of 999 years upon completion. No service charges or ground rent.

#### **ENTRANCE HALL**

Entered via front door leading from communal hallway. Carpet to floor. Pendant light fittings. Split level landing. Doors to all rooms. Loft hatch.

#### **LOUNGE/KITCHEN/DINER**

17' 8" x 10' 6" (5.41m x 3.21m)  
Laminate flooring. Pendant light fittings. Radiator. Two double glazed uPVC windows to rear and side aspect. Power points. Fitted kitchen with a range of wall, base and drawer units with worktops over incorporating four ring gas hob with extractor above and oven beneath and stainless steel sink and drainer with mixer tap over. Space and plumbing for washing machine and fridge/freezer. Double glazed uPVC door leading to fire escape.

#### **MASTER BEDROOM**

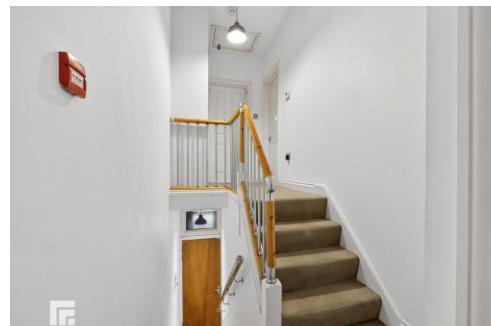
12' 5" x 12' 3" (3.79m x 3.75m)  
Carpet to floor. Two double glazed uPVC windows to front aspect. Pendant light fitting. Radiator. Power points. TV point.

#### **BEDROOM TWO**

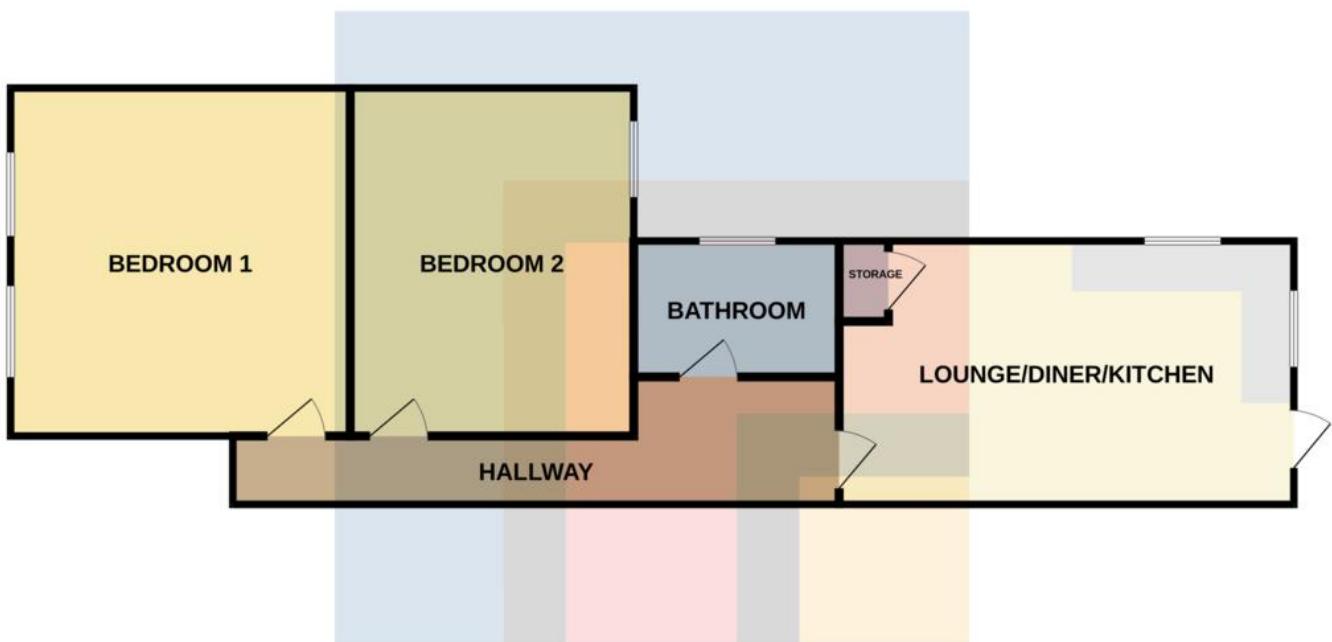
11' 2" x 10' 4" (3.42m x 3.15m)  
Carpet to floor. Double glazed uPVC window to rear aspect. Power points. Pendant light fitting. Radiator. TV point.



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**CARDIFF 029 2046 5466**

13 Mount Stuart Square, Cardiff Bay, Cardiff,  
South Glamorgan, CF10 5EE



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