Pearl Street

offers over £220,000

- Walking Distance to Cardiff City Centre
- No Chain
- Council Tax - C
- Close To Local Amenities
- Three Bedrooms
- EPC Rating: D

3 1 2

peter alan

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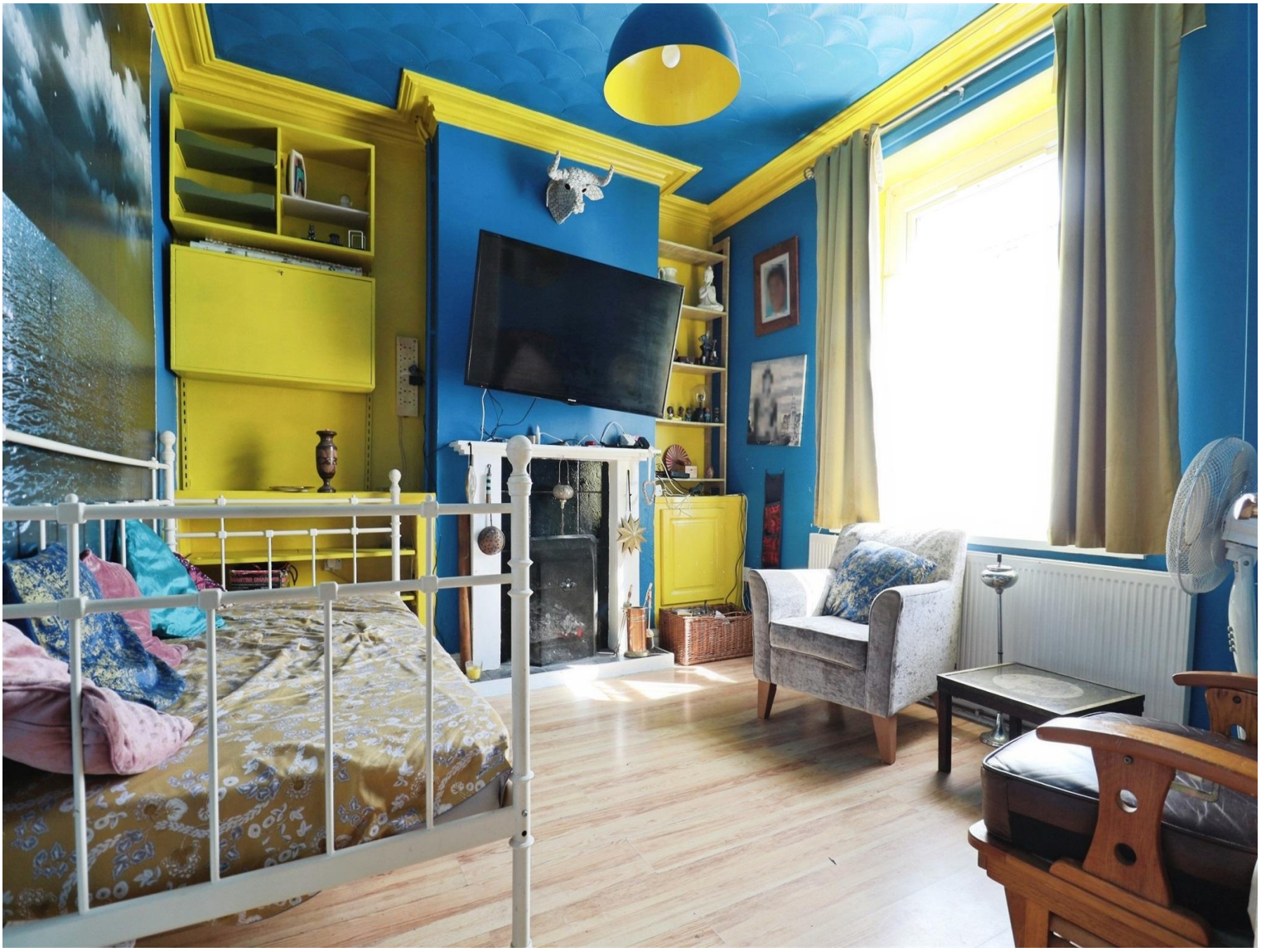

About the property

Peter Alan are delighted to bring to the market this three bedroom, end terrace house sold on the popular Pearl Street. Not a stone unturned with this spacious house, two reception rooms and a separate kitchen downstairs which is bright and airy. Sold within close proximity to major transport links in and out of Cardiff and easy access to A48 & M4. Local amenities and school catchments, a perfect family home. Comfortably comprising of entrance hallway, lounge, dining room with access into rear lengthy suntrap garden which is patio'd, well kept and beautiful in the summer. The kitchen has generous counter top space and storage cupboards with a utility room to the rear. To the first floor you will find three double bedrooms and a family bathroom.

Accommodation

Lounge

12' 7" x 10' 7" max (3.84m x 3.23m max)
Dining Room

11' 6" x 11' max (3.51m x 3.35m max)
Kitchen

12' 1" x 9' 1" max (3.68m x 2.77m max)
Utility Room

12' 1" x 4' 3" max (3.68m x 1.30m max)
Bedroom One

11' 7" x 10' 9" max (3.53m x 3.28m max)
Bedroom Two

11' 3" x 10' 4" max (3.43m x 3.15m max)
Bedroom Three

10' 3" x 5' 9" max (3.12m x 1.75m max)

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Floorplan

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fitments or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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