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CARDIFF

VALE

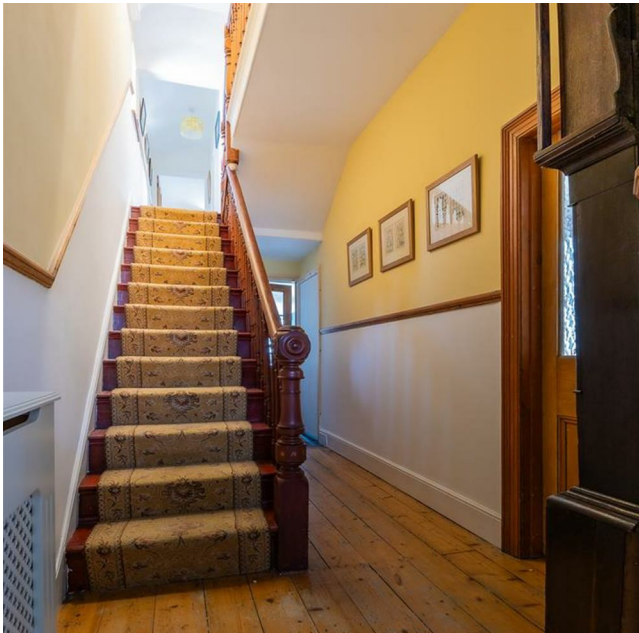
CAERPHILLY

BRISTOL



Rawden Place

RIVERSIDE



Comments by Mrs Ruby Ledley



Property Specialist
Mrs Ruby Ledley
Valuer

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Rawden Place

Total Area: 175.6 m² ... 1890 ft²

All measurements are approximate and for display purposes only



Comments by the Homeowner





Rawden Place

Riverside, Cardiff, CF11 6LF

Guide Price

£400,000



3 Bedroom(s)



1 Bathroom(s)



1890.00 sq ft



Contact our
Pontcanna Branch
02920 499680

Welcome to Rawden Place, Riverside, Cardiff, this delightful house offers a perfect blend of classic charm and space. Spanning an impressive 1,890 square feet, the property boasts two inviting reception rooms.

The home features three well-proportioned bedrooms, providing ample space for family living or accommodating guests, or for those seeking more space.

With its generous layout and thoughtful design, this property presents an excellent opportunity for those seeking a home in a vibrant community. The Riverside area is known for its friendly atmosphere and proximity to local amenities, making it an ideal choice for families and professionals alike.



Hallway	School Catchment
Living Room 12'8 x 15'1 (3.86m x 4.60m)	Severn Primary School Fitzalan High School
Dining Room 10'9 x 12'8 (3.28m x 3.86m)	Ysgol Gymraeg Pwll Coch Ysgol Gyfun Gymraeg Glantaf
WC	Council Tax
Kitchen 10'5 x 22'2 (3.18m x 6.76m)	Band E
Landing	
Bedroom 1 17'2 x 12'2 (5.23m x 3.71m)	
Bedroom 2 10'9 x 12'8 (3.28m x 3.86m)	
Bathroom 7'2 x 12'6 (2.18m x 3.81m)	
Bedroom 3 10'5 x 13'3 (3.18m x 4.04m)	
Tenure	
Freehold - To be confirmed by your legal advisor	





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	78
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

