



265 Railway Street, Cardiff

£215,000 Freehold

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

LOCATION

The property is situated on a quiet street in a fantastic location, with excellent transport links to the City Centre, Cardiff Bay, the A470 and M4. The property is also within close proximity to Newport Road Retail Park and a variety of supermarkets, restaurants, fast food and coffee shops, including Starbucks and Costa.

ENTRANCE HALL

Entered via composite door with glass panels leading to entrance hallway. Laminate wood effect flooring. Pendant light fitting. Radiator. Doors leading to lounge/diner. Stairs rising to first floor.

LIVING/DINER

Double glazed uPVC windows to front and rear aspect with fitted blinds. Laminate wood effect flooring. Pendant light fittings. Radiator. Alcoves with fixed shelving.

KITCHEN

7' 10" x 9' 4" (2.39m x 2.85m)

A range of modern wall, base and drawer units with worktops over incorporating inset stainless steel sink and drainer with mixer tap over. Ample storage. Vinyl cushioned wood effect flooring. Tiled splashback and coving to ceiling. Pendant light fitting. Integrated electric oven with four ring electric hob. Space for fridge/freezer and washing machine. Double glazed uPVC window to side aspect. Door leading to rear garden and bathroom.

BATHROOM

8' 8" x 5' 5" (2.65m x 1.66m)

Modern bathroom comprising: Large round bath with mains powered shower, pedestal wash hand basin with mixer tap and vanity wall mounted cupboard over. WC. Fully tiled walls. Laminate wood effect flooring. Double glazed obscure uPVC window to rear aspect.

BEDROOM THREE

8' 7" x 7' 10" (2.62m x 2.40m)

Double bedroom with restricted headroom. Carpeted flooring. Pendant light fitting. Radiator.

BEDROOM TWO

11' 9" x 7' 7" (3.58m x 2.32m)

Double glazed uPVC window to rear aspect. Double bedroom. Carpeted flooring. Pendant light fitting. Radiator. Fitted wardrobes and storage.

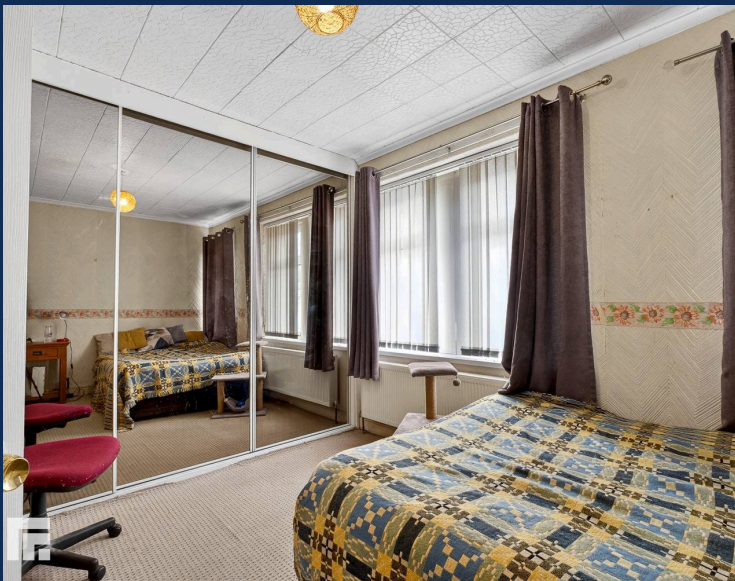
MASTER BEDROOM

12' 1" x 9' 9" (3.68m x 2.98m)

Double glazed uPVC windows to front aspect with fitted blinds. Double bedroom. Fitted wardrobe. Carpeted flooring. Radiator.

TENURE

MGY have been advised that the property is FREEHOLD.





CARDIFF 029 2046 5466

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



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