



Dickens Avenue, Llanrumney, Cardiff, CF3 5LZ

£160,000



- No Onward Chain
- Ground Floor Flat
- Close To Local Amenities
- Ideal First Time Buy
- Modern Fitted Kitchen
- Generous Rear Garden
- Two Double Bedrooms
- Well Presented Throughout
- EPC Rating C

Description...

James Douglas is delighted to welcome this two double bedroom ground floor apartment property to the market. Being sold with no onward chain. Set in the ever popular area of Llanrumney, Cardiff. The perfect first-time-buy, investment or for someone looking to downsize. In brief terms the accommodation comprises an entrance hallway, bedroom two, bedroom one, living/dining room, bathroom and kitchen on the ground floor. Mains gas fired central heating (combi boiler) with UPVC double glazed windows and doors throughout. On-street parking. Generous, private garden which has a patio seating area under a pergola and mature vine, well stocked flower beds and a lawn. The garden also offers two great sized secure storage sheds. EPC C potential C. Council tax band B.

****NO ONWARD CHAIN****

****MODERN THROUGHOUT****

****BEAUTIFUL MATURE REAR GARDEN****

****CLOSE TO LOCAL AMENITIES****

Dickens Avenue, Llanrumney is within walking distance of the local village shops or within twenty minutes drive of Cardiff City Centre which includes a wide range of shops, bars, restaurants, sporting and recreational facilities. The local primary schools are St Cadoc's Primary School & Glan-Yr-Afon Primary School with the local high school being Eastern High School. There are useful mainline railway stations at Heath High Level, Heath Low Level and Llanishen, all within 2.5 miles driving distance. Dickens Avenue is also conveniently located on several bus routes.

Additional Information

Tenure: Leasehold (104 years left)

Service Charge - £600 P/A

Ground Rent - £10 P/A

EPC: C

Council Tax Band: B

Accommodation...

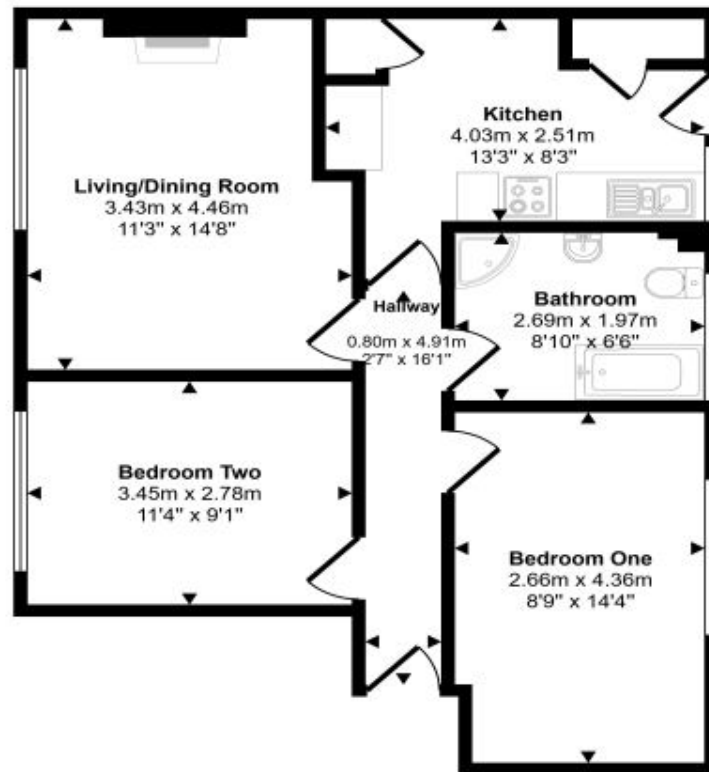
- Entrance Hallway
- Bedroom Two
- Bedroom One
- Bathroom
- Living/Dining Room
- Kitchen
- Outside
- Directions





Floorplan

Approx Gross Internal Area
59 sq m / 639 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Rating

