



www.jeffreygross.co.uk

CARDIFF

VALE

CAERPHILLY

BRISTOL

Brynfedus

LLANEDYRN



A spacious property with 3 double bedrooms

Comments by Mr Ramzy Bancroft



Property Specialist
Mr Ramzy Bancroft
 Branch manager

Ramzy@jeffreycross.co.uk

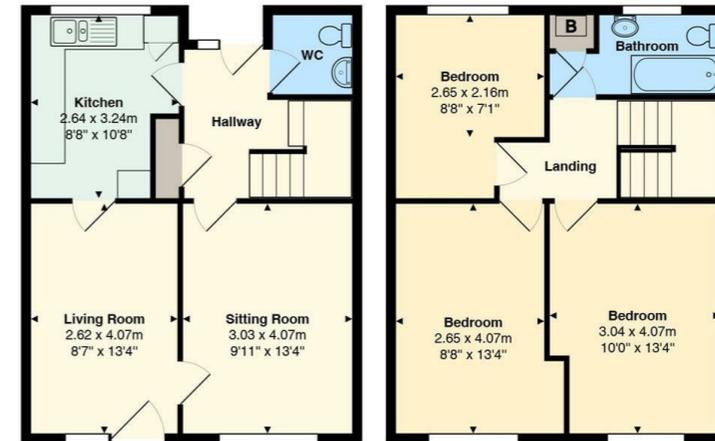


A great property with lots of potential

Comments by the Homeowner



Brynfedw



Total Area: 84.6 m² ... 910 ft²

All measurements are approximate and for display purposes only



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



Brynfedw

Llanedeyrn, Cardiff, CF23 9PQ

Guide Price

£180,000



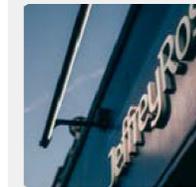
3 Bedroom(s)



1 Bathroom(s)



910.00 sq ft



Contact our
Penylan Branch

02920 499680

Offered for sale with NO ONWARD CHAIN is this spacious three bedroom property. With lovely front and back gardens, overlooking woods, and located in a quiet cul de Sac, it is in a very quiet location. The property boasts three DOUBLE BEDROOMS, family bathroom, entrance hall, WC, kitchen, sitting/ dining room and great size lounge. This would make a great first home, or buy to let investment.



- Entrance
- Lounge
- Kitchen
- Living / dining room
- WC
- Landing
- Bedroom 1
- Bedroom 2
- Bedroom 3
- Bathroom
- Garden

Tenure
Freehold, but this is to be confirmed by your solicitor

Council tax
Band - C



CARDIFF

VALE

CAERPHILLY

BRISTOL

www.jeffreygross.co.uk