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CARDIFF

VALE

CAERPHILLY

BRISTOL



*Goldcrest Drive*

PENTWYN





Comments by Mr Ramzy Bancroft



**Property Specialist**  
**Mr Ramzy Bancroft**  
Branch manager

Ramzy@jeffreycross.co.uk

A super size 2 DOUBLE BEDROOM  
maisonette with parking and garage

Comments by the Homeowner



Goldcrest Dr, Pentwyn, CRF

Ground Floor Interior Area 1042.12 sq ft



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.





# Goldcrest Drive

Pentwyn, Cardiff, CF23 7HJ

Asking Price

£240,000



2 Bedroom(s)



1 Bathroom(s)



1055.00 sq ft



Contact our  
*Penylan Branch*  
02920 499680

NEW TO MARKET is this unique and spacious 2 bedroom maisonette For sale. The accommodation offers your own private entrance, hall, two Great sized double bedrooms, bathroom and fantastic open plan lounge, diner and kitchen. Further benefiting from a garage, lovely views and terrace area. Architecturally designed and would make a great first home.





Hall	<b>School Catchment</b> Glyncoed Primary School (year 2024-25) Llanishen High School (year 2024-25)
Kitchen diner	
Pantry	Ysgol Gynradd Gymraeg Pen Y Groes (year 2024-25) Ysgol Gyfun Gymraeg Bro Edern (year 2024-25)
Lounge diner	<b>Service Charge</b> We have been informed the charge is £206.12 per month, and being contested to reduced, but this is to be confirmed by your solicitors.
Terrace	
Bedroom 1	<b>Tenure</b> Leasehold , with approx. 990 years remaining from 2024, There property is sold with a share of the freehold, but this is to be confirmed by your solicitor
Bedroom 2	
Bathroom	
Garage	
Council Tax	
Band D	









Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	79
(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

