STYLISH SALES & LETTINGS



STALLCOURT AVENUE
PENYLAN

JeffreyRoss



HALL

LOUNGE

DINING

KITCHEN

PANTRY

LANDING

BEDROOM 1

BEDROOM 3

BEDROOM 2

SHOWER ROOM

LOFT BEDROOM

ENSUITE BATHROOM

GARDEN

UTILITY & STORAGE

**TENURE**Freehold, but this is to be confirmed by your solicitor

COUNCIL TAX Band - F

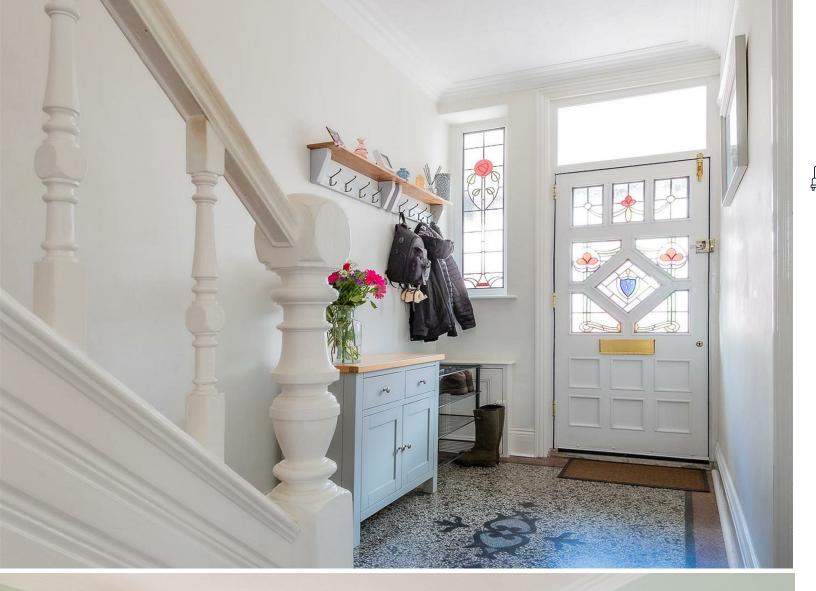
SCHOOL CATCHMENT Marlborough Primary School (year 2024-25) Cardiff High School (year 2024-25

Ysgol Y Berllan Deg (year 2024-25) Ysgol Gyfun Gymraeg Bro Edern (year 2024-25)

\* Subject to Availability & change \*







## STALLCOURT AVENUE

PENYLAN, CF23 5AN - £475,000



\* OFFERS OVER £475,000 \* Set on the ever-popular \* OFFERS OVER £475,000 \* Set on the ever-popular Stallcourt Avenue, this much-loved family home combines period charm with modern living. The accommodation offers an entrance hall leading to a spacious lounge and a bright open-plan kitchen/diner complete with a handy pantry. Upstairs, you'll find three well-proportioned bedrooms and a stylish shower room, while the top floor boasts a generous fourth bedroom with its own en-suite bathroom.

Outside, the property enjoys a sunny enclosed rear garden with lane access, ideal for families and entertaining.

Perfectly positioned just off Waterloo Gardens, with an excellent choice of local shops, coffee houses, and schools on your doorstep, this home is ideally suited to family life.





















## Stallcourt Avenue

Total Area: 1358 ft² ... 126.2 m²

All measurements are approximate and for display purposes only

