

CARDIFF'S HOME FOR  
STYLISH SALES  
& LETTINGS

JeffreyRoss






HOWARD STREET

# HOWARD STREET

, CF24 2AX - £180,000

\*\*\* Offers over £180,000 \*\*\* Jeffrey Ross are pleased to bring to the market this two double bedroom cottage style home. The property benefits from Open plan lounge / dining room, kitchen with access to the rear garden, ground floor shower room and two double bedrooms to the first floor. Outside there is a court yard garden with enough space for table, chairs and BBQ. Situated with close proximity to local shops, amenities as well as a short walk to Cardiff City centre.

\*\* Freehold \*\*

 2 bedroom(s)  1 bathroom(s)  661.00 sq ft

**LOUNGE**  
4.14m x 3.10m (13'7 x 10'2)

**DINING ROOM**  
4.14m x 2.74m (13'7 x 9'0)

**KITCHEN**  
2.39m x 2.57m (7'10 x 8'5)

**LANDING**  
**SHOWER ROOM**

**TENURE**  
Freehold - To be confirmed by your legal advisor

**BEDROOM ONE**  
4.14m x 3.10m (13'7 x 10'02)

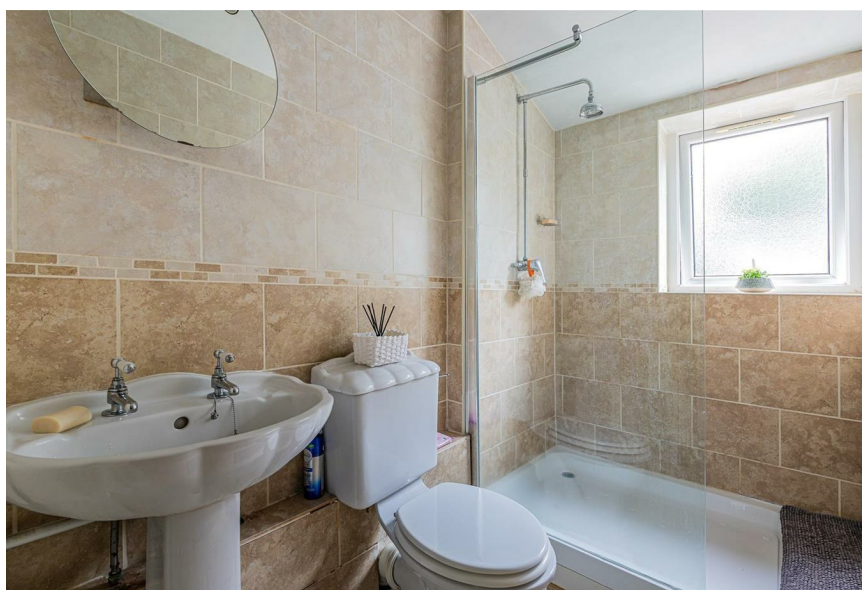
**BEDROOM TWO**  
3.28m x 2.74m (10'9 x 9'0)


**GARDEN**  
**TENURE**  
Freehold - This is be confirmed with your legal representative.

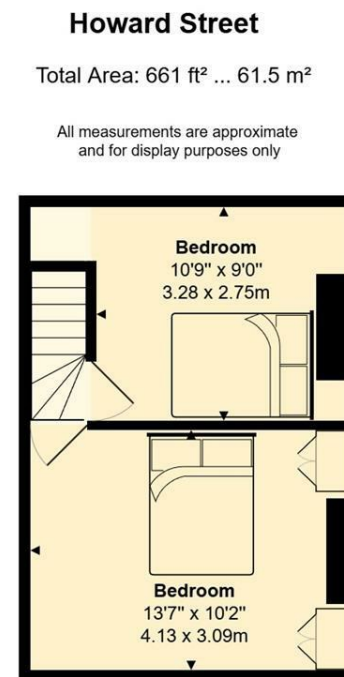
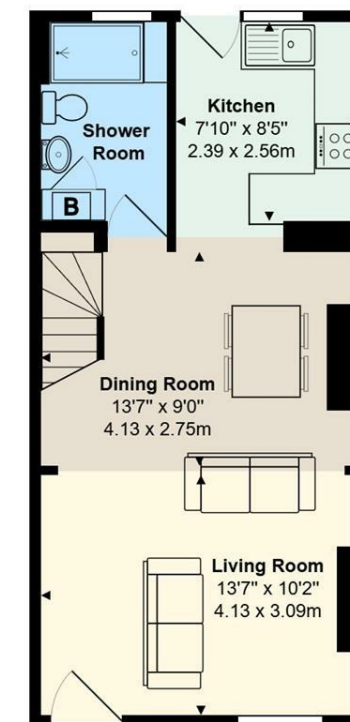
**COUNCIL TAX**  
Band C

**SCHOOL CATCHMENT**  
Moorland Primary  
Willows High School

Ysgol Glan Morfa  
Ysgol Gyfun Gymraeg Bro Edern



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



**Howard Street**  
Total Area: 661 ft<sup>2</sup> ... 61.5 m<sup>2</sup>  
All measurements are approximate and for display purposes only