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*Arabella Street*

ROATH

CARDIFF VALE CAERPHELLY BRISTOL



*A beautifully renovated and extended home.  
One of the best houses for the money around !*

Comments by Mr Ramzy Bancroft



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

Ramzy@jeffreycross.co.uk



All measurements are approximate and for display purposes only

*"This home has been a rewarding project for us over the last seven years, and we're proud of the care and improvements we've made. With our next chapter calling, we're excited for the new owners to enjoy everything this space now offers."*

Comments by the Homeowner





# Arabella Street

Roath, Cardiff, CF24 4TB

Asking Price

£350,000



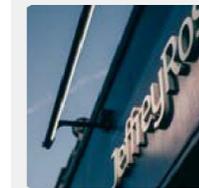
4 Bedroom(s)



2 Bathroom(s)



1063.00 sq ft



Contact our  
**Penylan Branch**

02920 499680



Jeffrey ross are pleased to offer for sale this beautifully renovated and extended period house, in the heart of Roath. Thoughtfully restored and improved by the current owners, there is a tasteful blend of old and new, with features such as under floor heating and original tiled and wood floors. The accommodation spans over 100ft<sup>2</sup> and three floors. Briefly comprising: entrance hall, cosy front lounge, stunning open plan kitchen diner/ living space, and bathroom to ground floor. Upstairs there are three good size bedrooms on the first floor, and another bedroom and shower room on the second floor. Outside is a pretty landscaped garden with patio, lawn and decked area, ideal for families and entertaining. Located conveniently with local shops and parks at the end of the road, as well as popular schools, making this a super location for couples and families.



Hall	<b>Council tax</b>
Lounge	Band - E
Kitchen diner	<b>Tenure</b>
Bathroom	Freehold, but this is to be confirmed by your solicitor
Landing	<b>School catchment</b>
Bedroom 3	
Bedroom 2	
Bedroom 1	
2nd landing	
Bedroom 4	
Shower room	
Garden	



