



BALA ROAD
GABALFA

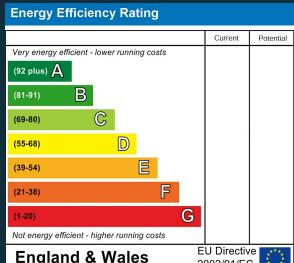


BALA ROAD

GABALFA, CF14 2QJ - GUIDE PRICE £275,000

GUIDE PRICE £275,000 - £285,000

New to market, is this well presented and spacious three bedroom house for sale. The property benefits from a great size lounge, dining room, kitchen diner, 3 great sized bedrooms and family bathroom. There is a lovely and generous garden which would be ideal for families/ children and entertaining. Located in a quite yet convenient area, with local shops and schools within walking distance, and you are close to the River Taff & Llandaff City. There is also great transport links with both bus stops and a train station within walking distance, plus easy access onto the M4.



Mr Ramzy Bancroft
Ramzy@jeffreyross.co.uk



3 Bedrooms



1 Bathroom(s)



1033.00 sq ft



Hall

Lounge

6.05m x 3.58m (19'10" x 11'9")

Dining

1.93m x 4.32m (6'4" x 14'2")

Kitchen

2.18m x 3.28m (7'2" x 10'9")

WC

Landing

Front bedroom

4.14m x 3.28m (13'7" x 10'9")

Rear bedroom

2.69m x 2.44m (8'10" x 8')

Bedroom

3.58m x 3.56m (11'9" x 11'8")

Bathroom

Garden

Tenure

Freehold, but this is to be confirmed by your solicitor

Council tax

Band - D

Bala Rd, Llandaff North, CRF

Main Building: Total Interior Area 1017.75 sq ft



0 3 6 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.



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JeffreyRoss