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CARDIFF VALE CAERPHILLY BRISTOL

Albany Road

ROATH

A lovely ground floor property, with private garden. A great first home or downsize !

Comments by Mr Ramzy Bancroft

Property Specialist
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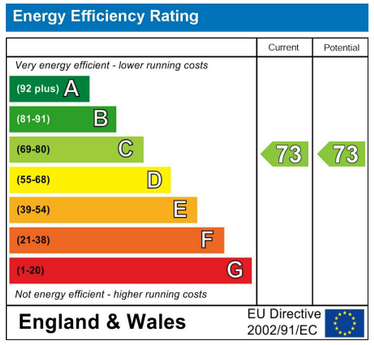
Comments by the Homeowner



Albany Road

Roath, Cardiff, CF24 3NX

Offers Over

£250,000

2 Bedroom(s) | 1 Bathroom(s) | 419.00 sq ft

Contact our
Penylan Branch
02920 499680

** GROUND FLOOR WITH PRIVATE GARDEN **
Nestled on Albany Road in the vibrant area of Roath, this charming ground floor flat offers a delightful living area featuring two well-proportioned bedrooms, making it ideal for couples, small families, or individuals seeking extra space for a home office or guest room.

The flat boasts an entrance hall modern open plan kitchen, living dining space with patio doors to the garden. Further benifiting from two double bedrooms and sleek shower room.
One of the standout features of this property is the private garden, a rare find in urban settings. This outdoor space offers a tranquil retreat where you can enjoy fresh air, host barbecues, or simply unwind with a good book.
Situated in a lively neighbourhood, residents will benefit from a variety of local shops, cafes, and parks, all within easy reach. The excellent transport links make commuting to the city centre and beyond a breeze, enhancing the appeal of this lovely flat. There is NO ONWARD CHAIN.

Entrance hall

Front bedroom

Shower room

Rear bedroom

Kitchen

Open plan living dining

Garden

Outside storage shed

Tenure
Leasehold, with approx 115 years remaining, but this is to be confirmed by your solicitor

Service charge & ground rent
We have been informed the service charge is £1416 & ground rent is £150 per year, but this is to be confirmed by your solicitor

council tax
Band - c

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