

CARDIFF'S HOME FOR
STYLISH SALES
& LETTINGS

JeffreyRoss



STALLCOURT AVENUE
PENYLAN



ENTRANCE HALL

LOUNGE

3.71m x 3.78m (12'2" x 12'5")

DINING ROOM

3.43m x 4.29m (11'3" x 14'1")

KITCHEN/BREAKFAST ROOM

2.03m x 7.26m (6'8" x 23'10")

WC & UTILITY

BEDROOM ONE

3.56m x 3.63m (11'8" x 11'11")

BEDROOM TWO

3.56m x 4.34m (11'8" x 14'3")

BEDROOM THREE

2.03m x 3.10m (6'8" x 10'2")

LOFT ROOM

TENURE

Freehold- To be confirmed by your legal advisor

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 *





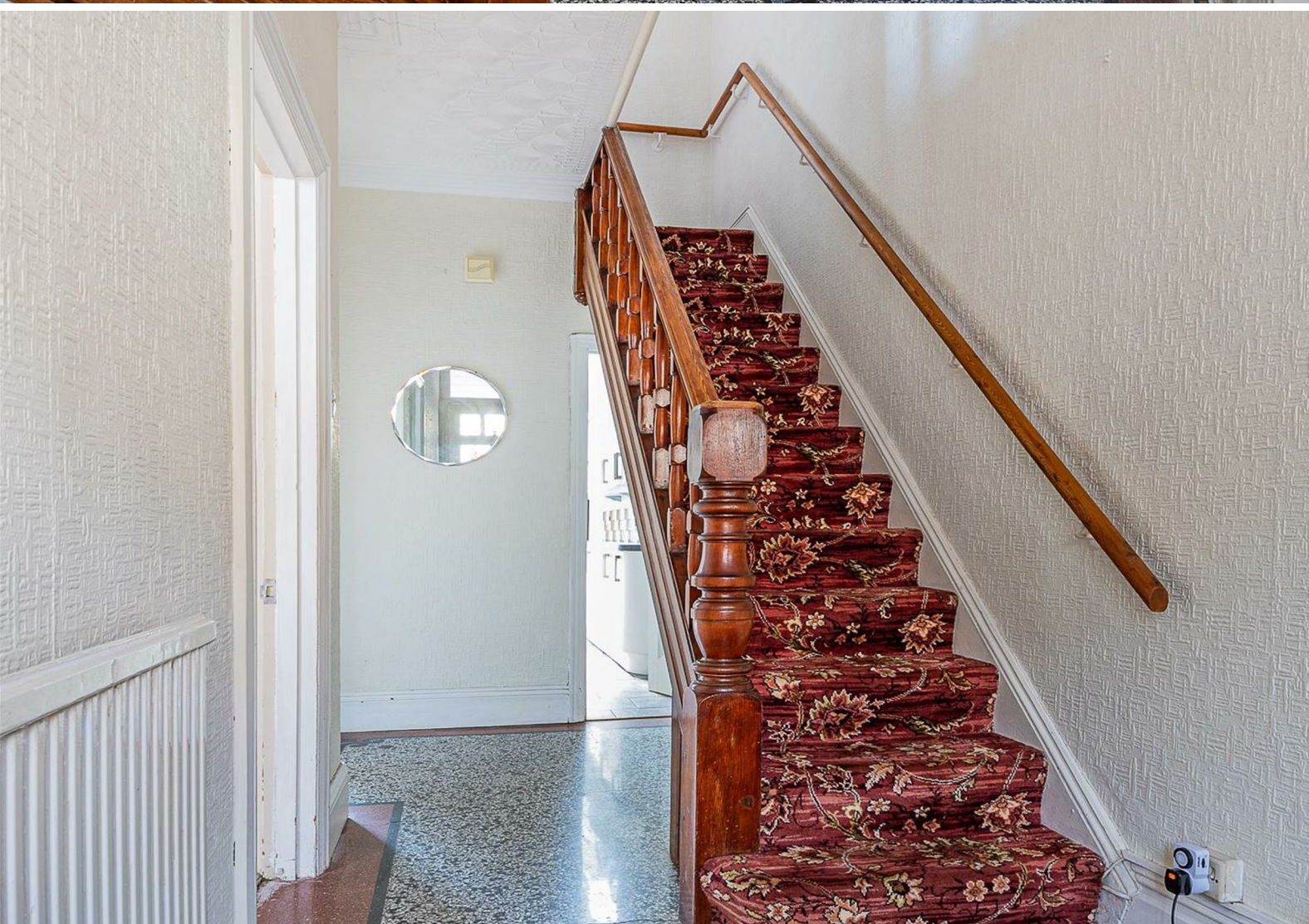
STALLCOURT AVENUE

PENYLAN, CF23 5AN - £400,000

 3 Bedroom(s)
  1 Bathroom(s)
  1119.00 sq ft

**** OFFERS OVER £400,000 ****

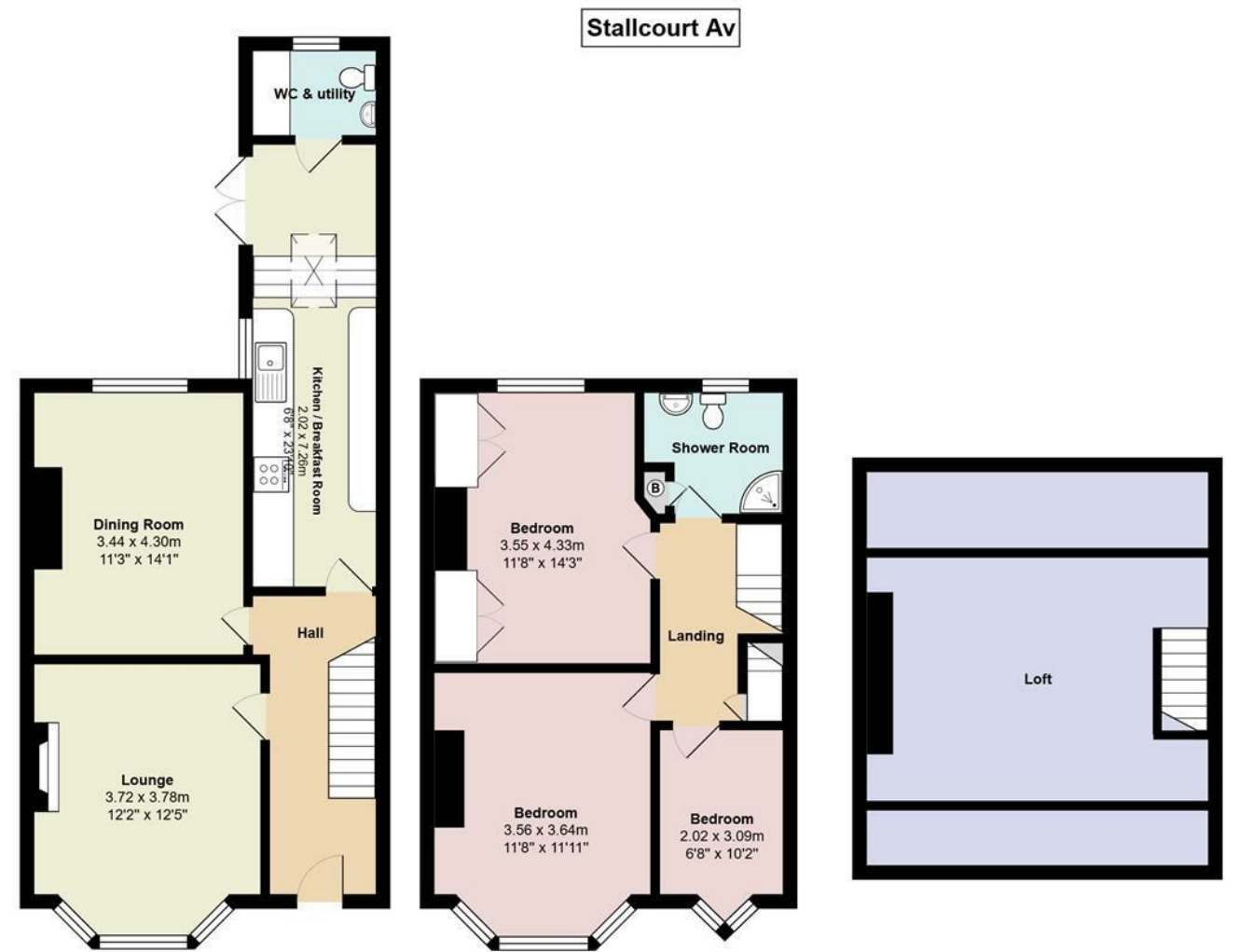
A rare opportunity to put your stamp on a lovely period house, in a beautiful street in the heart of PENYLAN. This three bedroom property has a host of original features and charm, and would be an ideal property for someone looking to get into the area and prepared to renovate. Offering a bright entrance hall, lounge, dining room, long kitchen diner, WC & small utility. Upstairs there are three bedrooms, family bathroom and very handy "part converted" loft room. Outside there is an enclosed, well kept garden with lane access and a South Eastly aspect. Offered to market with NO ONWARD CHAIN.



PROPERTY SPECIALIST

Mr Ramzy Bancroft
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 Branch manager





All measurements are approximate and for display purposes only



Stallcourt Avenue, Penylan, Cardiff



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		82
(81-91) B		
(69-80) C	68	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	