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CARDIFF

VALE

CAERPHILLY

BRISTOL

Keppoch Street

ROATH



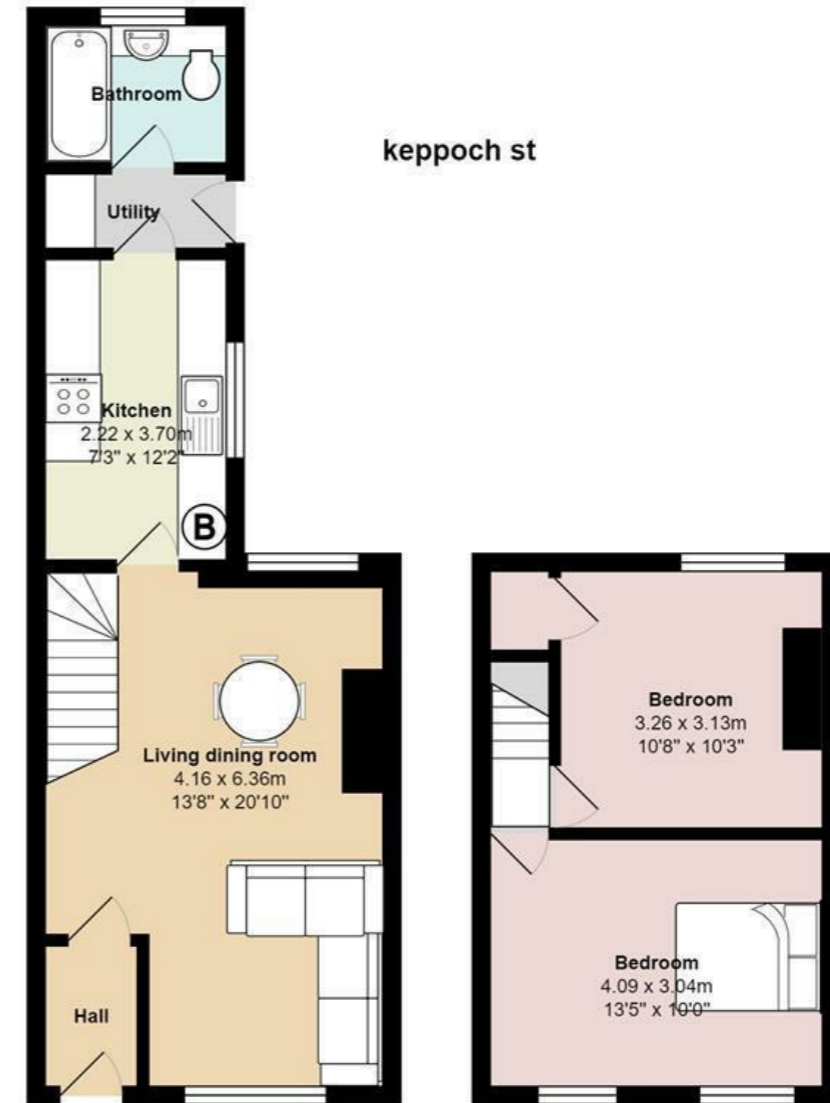


Spacious two double bedroom cottage style home in prime location

Comments by Mrs Amanda Trinder



Property Specialist
Mrs Amanda Trinder
Senior valuer
amanda@jeffreycross.co.uk



All measurements are approximate and for display purposes only

Comments by the Homeowner





Keppoch Street

Roath, Cardiff, CF24 3JT

£250,000



2 Bedroom(s)



1 Bathroom(s)



699.00 sq ft



Contact our
Penylan Branch

02920 499680

A lovely 2 bedroom home for sale in the Heart of Roath. Located in the quiet end of Keppoch street, this charming home has been well maintained and loved by the current owner. The house offers a newly fitted kitchen & bathroom, through lounge diner, and 2 double bedrooms. Outside there is a low maintenance garden. An Ideal property and located for any first time buyer, or buy to let investment. Offered to market with no onward chain. Contact Jeffrey Ross to arrange your viewing.





Lounge / Dining Room 13'8 x 20'10 (4.17m x 6.35m)

School Catchment

Kitchen 7'3 x 12'2 (2.21m x 3.71m)

Music Room / Sitting Room

Lobby

Bathroom

Landing

Bedroom One 13'5 x 10' (4.09m x 3.05m)

Bedroom Two 10'08 x 10'03 (3.25m x 3.12m)

Garden

Tenure

Freehold - This is to be confirmed

Council Tax

Band D

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C			
(55-68) D		64	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 