

CARDIFF'S HOME FOR
STYLISH SALES
& LETTINGS

JeffreyRoss



BRITHDIR STREET
CATHAYS



HALL

uPVC double glazed door, Oak floor, stairs to first floor, radiator original coved ceiling.

LOUNGE

3.13m x 2.89m (10'3" x 9'5")

Bay window to front, stripped wood floorboards, original coved ceiling, radiator, fireplace opening with exposed brick, opening into;

DINING ROOM

3.39m x 3.81m (11'1" x 12'5")

Original tiled floors, radiator, uPVC double glazed door to garden, radiator, built in cupboard in alcove, door to;

KITCHEN

2.58m x 4.22m (8'5" x 13'10")

Modern fitted kitchen with cream shaker style, wood effect worktop, tile splash back, inset sink and drainer, mixer tap, gas range cooker, fitted extractor hood, two uPVC double glazed windows to rear, breakfast bar area, space for fridge freezer, uPVC double glazed door, natural slate floor, cupboard housing wall mounted boiler.

LANDING

Split level landing, carpeted floor, loft access, radiator.

BEDROOM ONE

4.10m x 2.90m (13'5" x 9'6")

Carpeted floor, two windows to front, radiator.

BEDROOM TWO

2.57m x 3.31m (8'5" x 10'10")

Carpeted floor, double glazed window to rear, radiator, large built in double wardrobe.

BEDROOM THREE

2.70m x 1.95m (8'10" x 6'4")

Carpeted floor, uPVC double glazed window to rear, radiator.

BATHROOM

Modern white three piece suite comprising panel bath mixer tap with head attachment, glass shower screen, low level WC, pedestal wash hand basin, radiator, window to side.

GARDEN

Fully enclosed paved garden with patio area, mature palm tree, space for potted plants, door to;

GARAGE

Single garage accessed via up and over door from rear lane, power and lighting.

TENURE

Freehold, but this is to be confirmed by your solicitor.

COUNCIL TAX

Band E

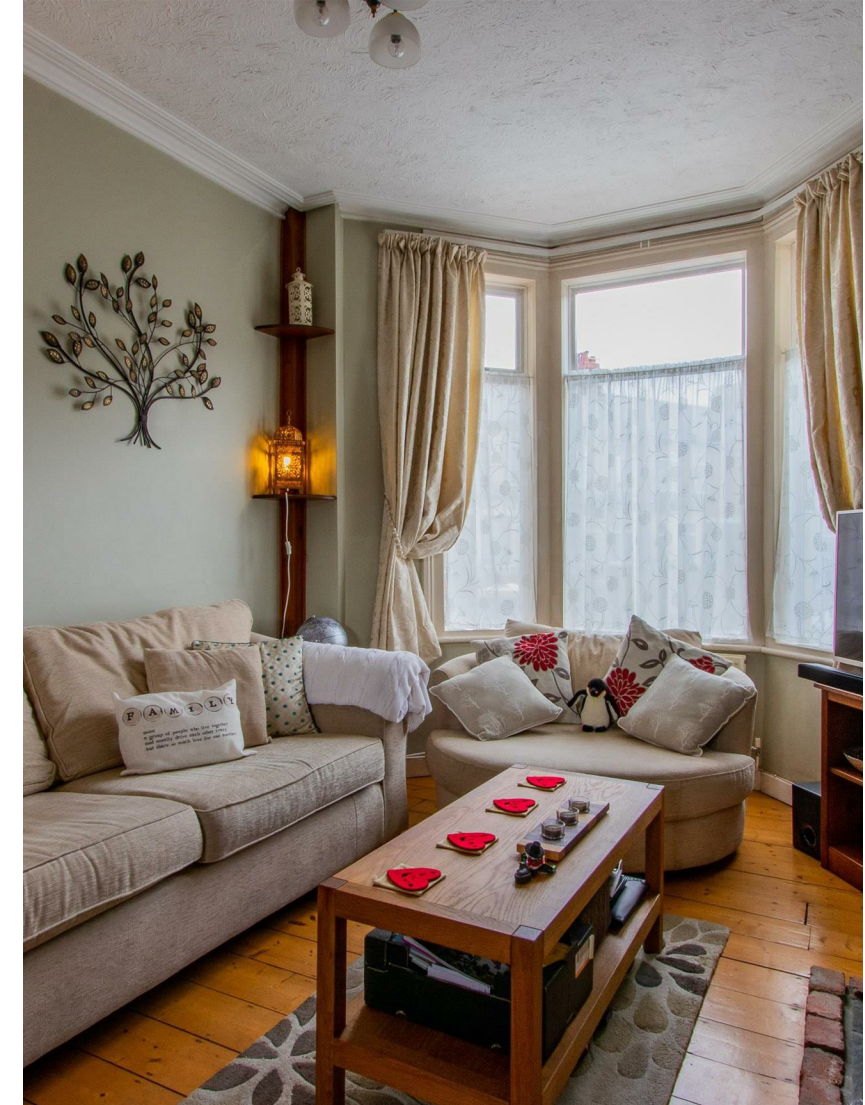
SCHOOL CATCHMENT

Gladstone Primary School (year 2018-19)
Gladstone Primary School (year 2019-20)

Cathays High School (year 2019-20)
Cathays High School (year 2018-19)

Ysgol Mynydd Bychan (year 2018-19)
Ysgol Mynydd Bychan (year 2019-20)

Ysgol Gyfun Gymraeg Glantaf (year 2018-19)
Ysgol Gyfun Gymraeg Glantaf (year 2019-20)



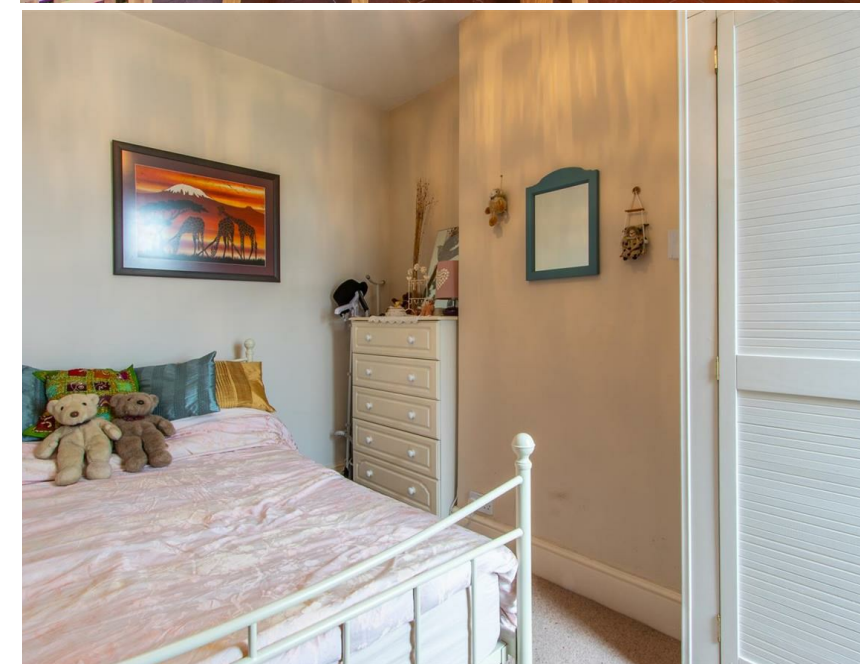


BRITHDIR STREET

CATHAYS, CF24 4LF - £230,000

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

A well presented three bedroom terrace located in Brithdir Street in Cathays. This charming terraced house comprises entrance hall, through lounge diner, modern kitchen, three bedrooms and a first floor bathroom. Full of lovely features such as quarry tiled Floors, stripped wood floorboards & exposed brick fireplace, this house would suit most professionals or small families. The property further benefits from a lovely enclosed rear garden and a single garage.



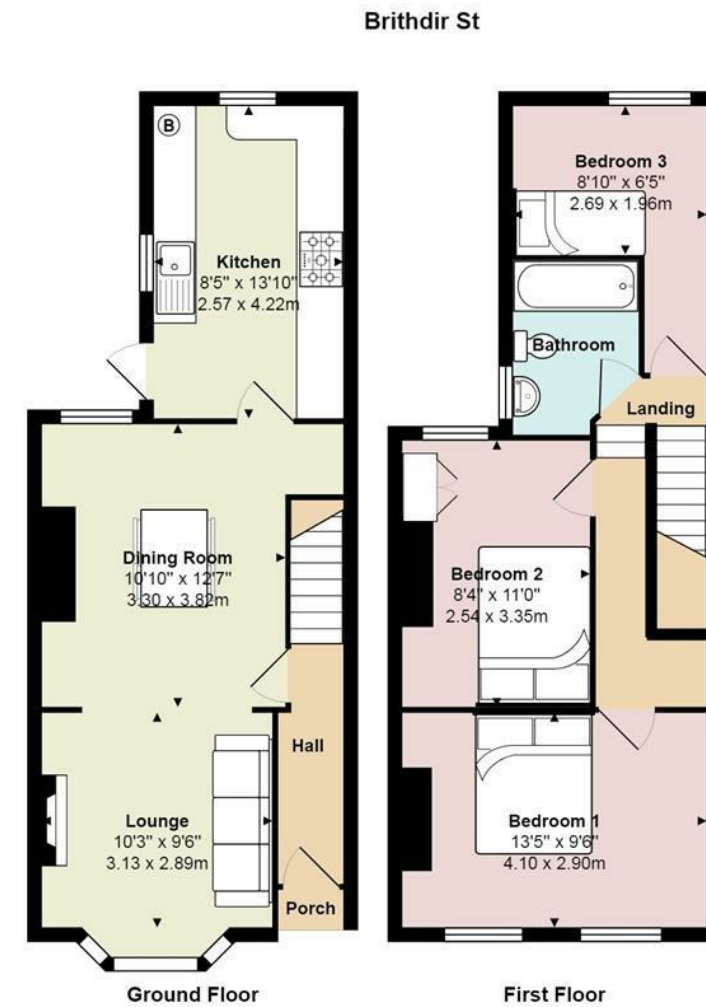
PROPERTY SPECIALIST

Mr Ramzy Bancroft
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02920 499680
Branch manager





Brithdir Street, Cathays, Cardiff



Total Area: 844 ft² ... 78.4 m²
All measurements are approximate and for display purposes only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		64
(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