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CARDIFF VALE CAERPHILLY BRISTOL

Brynheulog

PENTWYN

Perfect for first time buyers or investors, one not to be missed!

Comments by Ms Nadia Refae

Property Specialist

Ms Nadia Refae

Valuer

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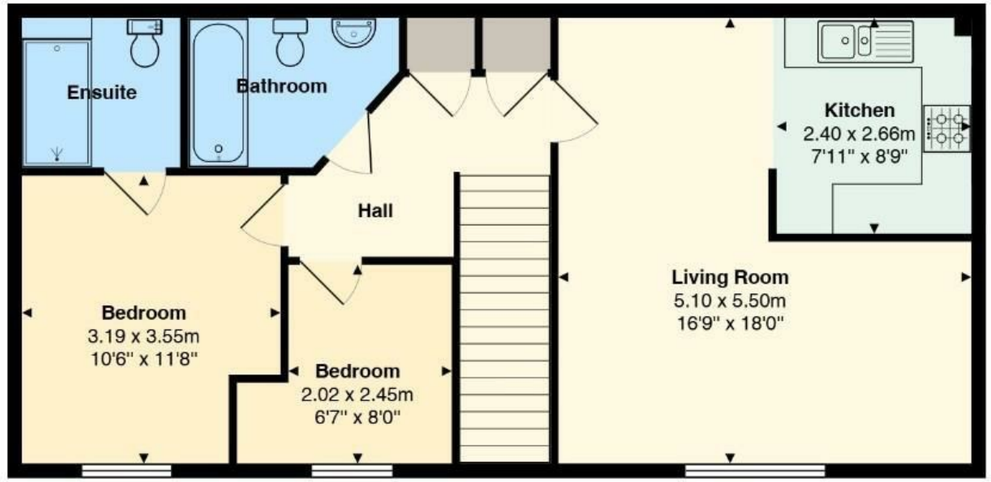
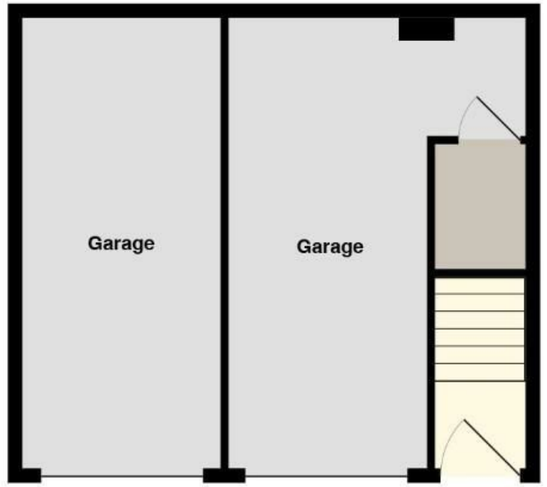
Comments by the Homeowner

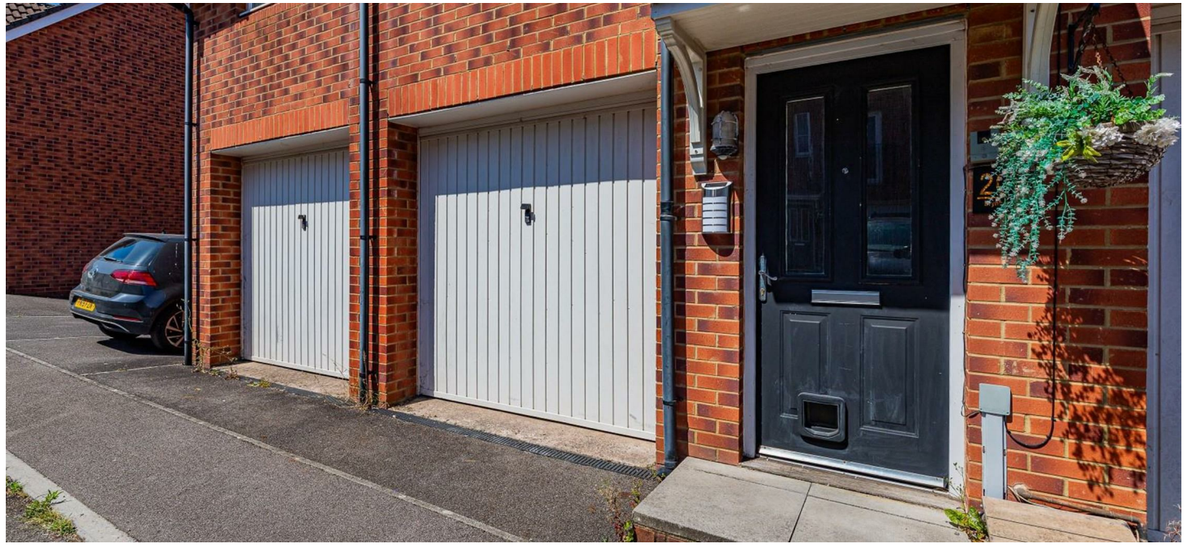


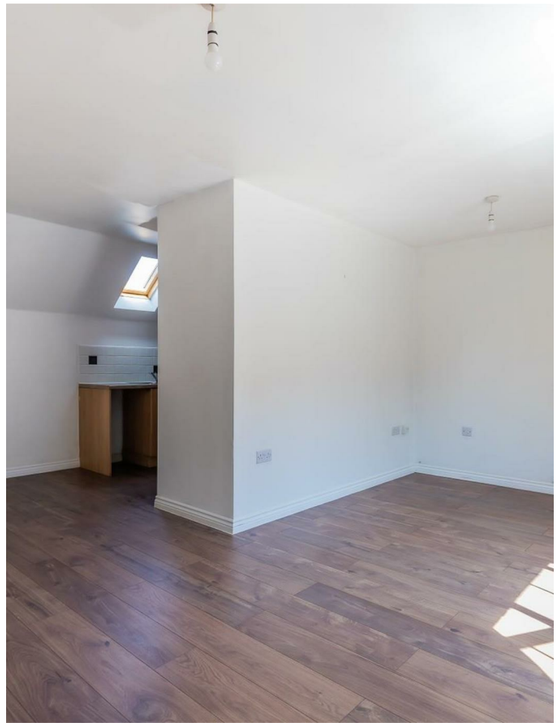


Brynheulog

Total Area: 64.4 m² ... 694 ft² (excluding garage)

All measurements are approximate and for display purposes only





Brynheulog

Pentwyn, Cardiff, CF23 7JF

Offers Over

£190,000

2 Bedroom(s) 2 Bathroom(s) 694.00 sq ft

Contact our

Llanishen Branch

02920 499680

Offered to the market with no onward chain, this well-presented two-bedroom detached coach house presents an excellent opportunity for first-time buyers, investors, or those looking to downsize.

The accommodation comprises a bright and spacious open-plan living room and kitchen, creating a modern and sociable living space ideal for everyday life and entertaining. There are two well-proportioned bedrooms, with the principal bedroom benefiting from its own en-suite, while the second bedroom is served by the main bathroom.

A particular feature of the property is the inclusion of two garages, providing excellent storage space, secure parking, or potential for a workshop or hobby area.

Conveniently located and offered with no onward chain, this detached coach house is ready for its next owner to move straight in or let out, making it a fantastic purchase for both owner-occupiers and buy-to-let investors.

Hall

Bathroom

Master Bedroom 10'5" x 11'7" (3.19 x 3.55)

Ensuite

Bedroom Two 6'7" x 8'0" (2.02 x 2.45)

Kitchen 7'10" x 8'8" (2.40 x 2.66)

Living Room 16'8" x 18'0" (5.10 x 5.50)

Tenure

We are informed by our client that the property is Freehold, this is to be confirmed by your legal advisor.

EPC

C

Council Tax

D

School Catchment Area

My English medium primary catchment area is Bryn Celyn Primary School

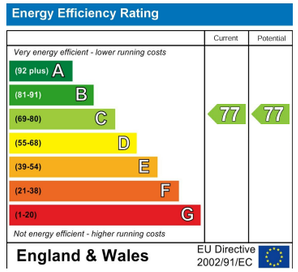
My English medium secondary catchment area is Llanishen High School

My Welsh medium primary catchment area is Ysgol Gynradd Gymraeg Pen Y Groes

My Welsh medium secondary catchment area is Ysgol Gyfun Gymraeg Bro Edern

Garage

JeffreyRoss
Virtual Staging


Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
77
77
England & Wales
EU Directive 2002/91/EC