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CARDIFF VALE CAERPHILLY BRISTOL





Comments by Mr Max Tustin



Property Specialist
Mr Max Tustin
Sales Negotiator

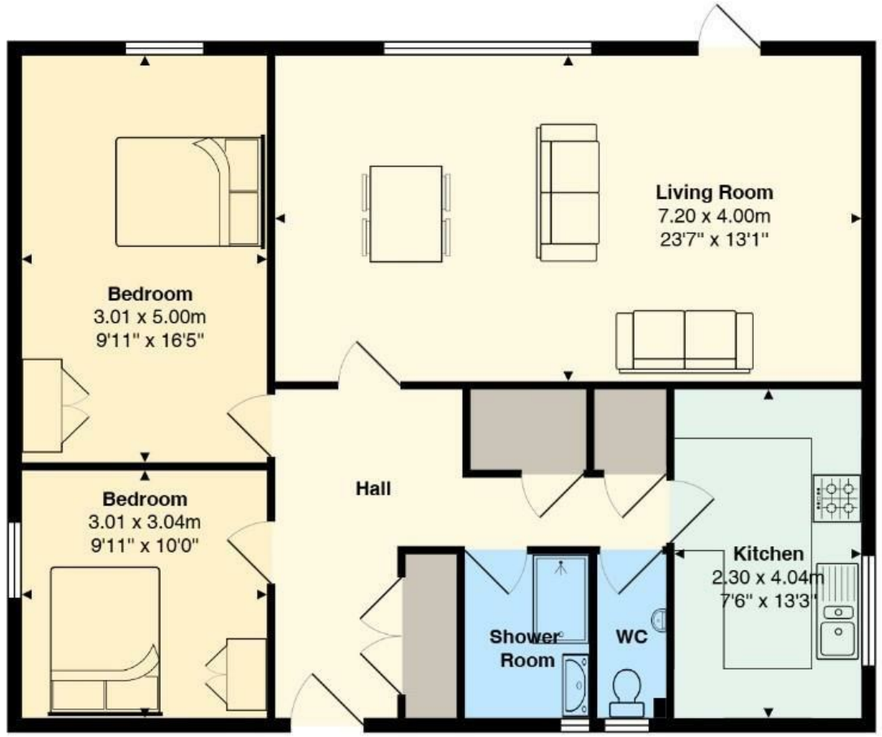
max@jeffreyross.co.uk

Great neighbours and benefit from a very private garden.

Comments by the Homeowner



Mill Court



Total Area: 83.9 m² ... 903 ft²

All measurements are approximate and for display purposes only









Old Mill Road

Lisvane, Cardiff, CF14 0JE

Asking Price

£349,950

2 Bedroom(s) | 0 Bathroom(s) | 958.00 sq ft



Contact our
Llanishen Branch
02920 499680

Nestled on the charming Old Mill Road in Lisvane, Cardiff, this delightful two-bedroom apartment offers a unique opportunity for those seeking a comfortable and inviting home. Spanning an impressive 958 square feet, this property is perfect for individuals looking for a peaceful retreat.

One of the standout features of this home is it's exclusive garden, a rare find among flats in the area, providing a lovely outdoor space for relaxation or entertaining. The absence of a chain ensures a smooth and efficient purchasing process, allowing you to settle in without delay.

The property boasts a well-designed layout that maximises space and light, creating a warm and welcoming atmosphere throughout. With its prime location in Lisvane, residents can enjoy the tranquillity of suburban living while still being conveniently close to Cardiff's vibrant city centre.

This apartment is an excellent choice for anyone looking to embrace a comfortable lifestyle in a sought-after area. Don't miss the chance to make this charming property your new home.





Hall

Kitchen 7'6" x 13'3" (2.3 x 4.04)

Living Room 23'7" x 13'1" (7.2 x 4.0)

WC

Shower Room

Bedroom One 9'10" x 16'4" (3.01 x 5.0)

Bedroom Two 9'10" x 9'11" (3.01 x 3.04)

Tenure

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

Service Charge

The service charge per annum £1,750 and includes Building insurance and Communal maintenance. Ground rent is £50 per annum. There is 989 years left on the lease which ends 12/31/3015 from 30/09/2016.

Tax Band

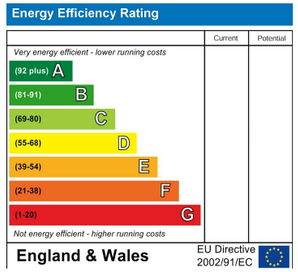
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Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
England & Wales
EU Directive 2002/91/EC



