CARDIFF'S HOME FOR

STYLISH SALES
& LETTINGS

JeffreyRoss

HEOL CYNWRIG

FAIRWATER

HALLWAY

KITCHEN
1.88m x 2.82m (6'2 x 9'3)

WC

LIVING ROOM
3.91m x 4.09m (12'10 x 13'5)

LANDING

BEDROOM 1
3.84m x 2.49m (12'7 x 8'2)

EN-SUITE 1
1.70m x 2.31m (5'7 x 7'7)

BEDROOM 2
2.62m x 3.20m (8'7 x 10'6)

EN-SUITE 2
1.07m x 2.64m (3'6 x 8'8)

GARDEN
South East Facing

PRIVATE DRIVEWAY
For 2 Cars

EPC
RATING B

TENURE
We are told that this property is Freehold. This is to be confirmed by your legal representative.

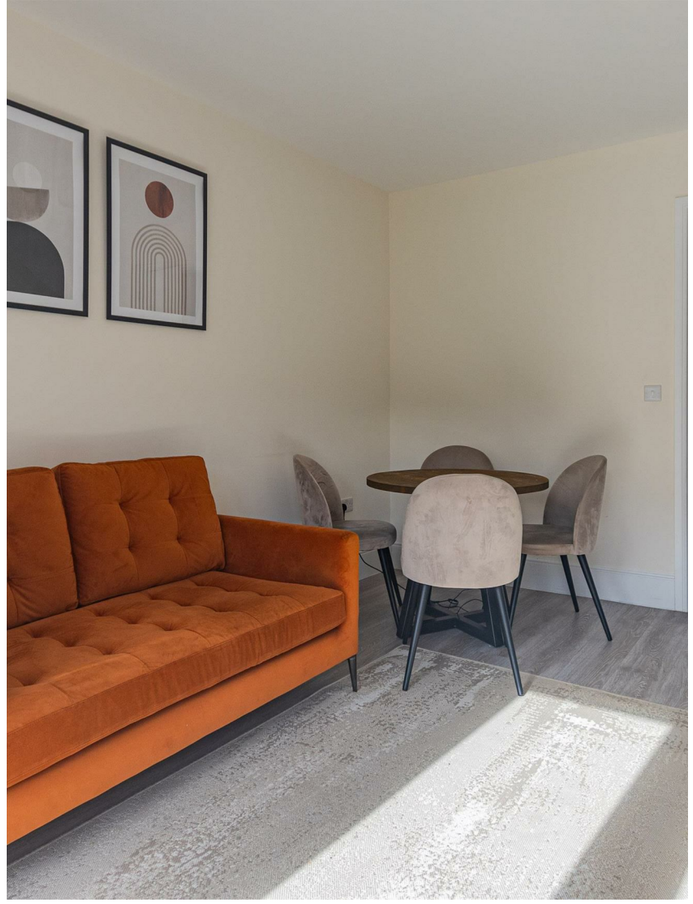
SCHOOL CATCHMENT
My English medium primary catchment area is Peter Lea Primary School

My English medium secondary catchment area is Cantonian High School (year 2024-25)

My Welsh medium primary catchment area is Ysgol Gymraeg Coed-Y-Gof (year 2024-25)

My Welsh medium secondary catchment area is Ysgol Gyfun Gymraeg Plasmawr (year 2024-25)

COUNCIL TAX
BAND D



HEOL CYNWRIG

FAIRWATER, CF5 2DB - £290,000

2 Bedroom(s) | 2 Bathroom(s) | 684.00 sq ft

Located in a sought-after development, this well-presented two-bedroom terraced home in Heol Cynwrig offers modern living in a peaceful residential setting. With 684 sq ft of thoughtfully designed space, this property is ideal for first-time buyers, young professionals, or those looking to downsize without compromising on comfort.

Inside, the home features: Two double bedrooms, each with its own private ensuite bathroom. A spacious and light-filled reception room perfect for relaxing or entertaining. A well-planned layout that maximises space and natural light throughout

The property has a south-east facing garden, offering a sunny spot for morning coffees, gardening, or hosting.

Additional benefits include Off-road parking for two vehicles, a quiet, family-friendly neighbourhood with excellent local amenities, great transport links to Cardiff city centre and beyond.

This is a fantastic opportunity to purchase a modern, low-maintenance home in a desirable Cardiff location.

PROPERTY SPECIALIST

Mrs Ruby Ledley
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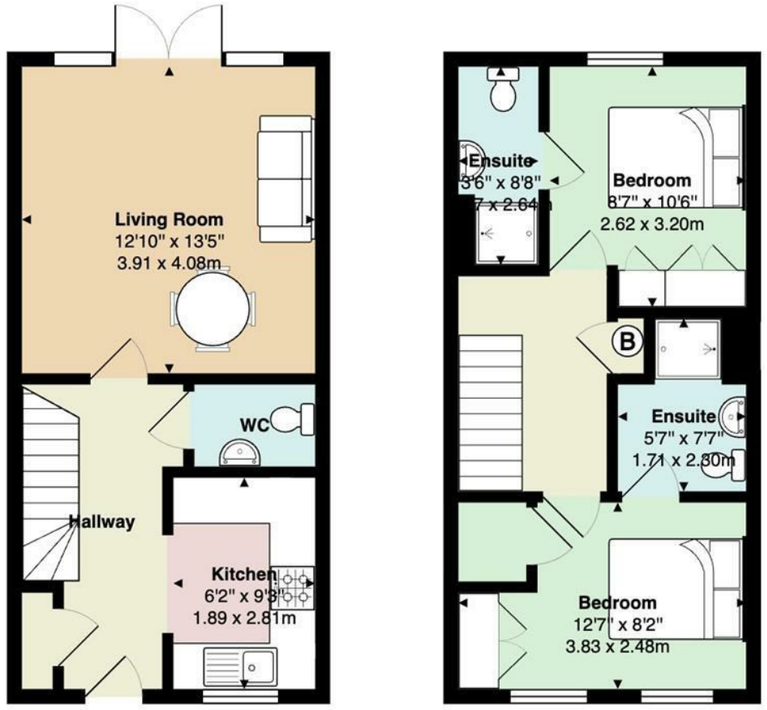
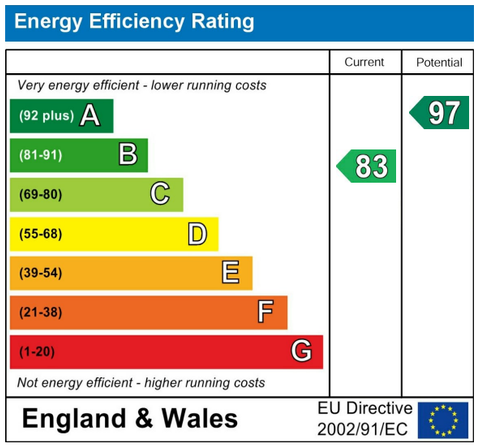
02920499680
Valuer



Heol Cynwrig

Total Area: 684 ft² ... 63.5 m²

All measurements are approximate and for display purposes only



Heol Cynwrig, Cardiff