

CARDIFF'S HOME FOR
STYLISH SALES
& LETTINGS

JeffreyRoss



WYNDHAM CRESCENT
PONTCANNA



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	

HALLWAY

LOUNGE

4.17m x 3.99m (13'8" x 13'1")

DINING ROOM

4.01m x 3.43m (13'2" x 11'3")

DINING ROOM

3.78m x 0.30m-'2.74m (12'5" x 1'-9")

KITCHEN

3.96m x 3.28m (13' x 10'9")

W.C

LANDING

BEDROOM

4.17m x 3.86m (13'8" x 12'8")

BEDROOM

4.01m x 3.51m (13'2" x 11'6")

BEDROOM

3.76m x 3.35m (12'4" x 11')

BEDROOM

2.64m x 1.42m (8'8" x 4'8")

BATHROOM

3.35m x 2.08m (11' x 6'10")

REAR GARDEN

An enclosed rear garden with stone wall and wooden fenced boundaries. Octagonal paved patio seating area. Raised flower beds.

SCHOOL CATCHMENT

My English medium primary catchment area is Severn Primary School
Note - Howardian Primary and Ysgol Gynradd Groes-wen Primary School catchment areas are yet to be established. Applications are welcomed.
Sylwer - Nid oes dalgylch wedi ei sefydlu ar gyfer Howardian Primary nac Ysgol Gynradd Groes-wen Primary School eto. Croesewir ceisiadau.
My English medium secondary catchment area is Fitzalan High School (year 2024-25)
My Welsh medium primary catchment area is Ysgol Pwll Coch (year 2024-25)
Sylwer - Nid oes dalgylch wedi ei sefydlu ar gyfer Howardian Primary nac Ysgol Gynradd Groes-wen Primary School eto. Croesewir ceisiadau. Note - Howardian Primary and Ysgol Gynradd Groes-wen Primary School catchment areas are yet to be established. Applications are welcomed.
My Welsh medium secondary catchment area is Ysgol Gyfun Gymraeg Glantaf (year 2024-25)

TENURE

Freehold- To be confirmed by your legal advisor

COUNCIL TAX

Band E

TAX BAND

E

EPC

Wyndham Crescent is a sought-after location, offering a friendly community atmosphere while being close to local amenities, schools, and transport links. This property presents an excellent opportunity for those looking to invest in a home that combines historical appeal with modern convenience. Whether you are a first-time buyer or seeking a family home, this Victorian terrace is sure to impress.

Comments by - Mr Julian Preston



WYNDHAM CRESCENT
PONTCANNA, CF11 9EF - £400,000

3 bedrooms 1 bathroom(s) 1483.00 sq ft

Located on Wyndham Crescent, Pontcanna in Cardiff, this delightful Victorian mid-terrace house offers a perfect blend of traditional character and modern living. Spanning an impressive 1,483 square feet, the property boasts three well-proportioned reception rooms, providing ample space for both relaxation and entertaining. The house features three spacious bedrooms, with the potential to convert a reception room into a fourth bedroom, catering to the needs of families or those seeking extra space. The bathroom is conveniently located, ensuring comfort and practicality for everyday living. One of the standout features of this property is the enclosed rear garden, a lovely outdoor space ideal for enjoying the fresh air, gardening, or hosting summer gatherings. The Victorian architecture adds a touch of elegance, with period details that enhance the home's charm.

Pontcanna is an affluent suburb recently recognised by The Sunday Times as one of the 30 most fashionable places to live in the UK. Known for its charming period properties and vibrant café culture. This property presents an excellent opportunity for those looking to invest in a home that combines historical appeal with modern convenience. Whether you are a first-time buyer or seeking a family home, this Victorian terrace is sure to impress and is sold with no onward chain.

PROPERTY SPECIALIST

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