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CARDIFF

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Cathedral Road

PONTCANNA



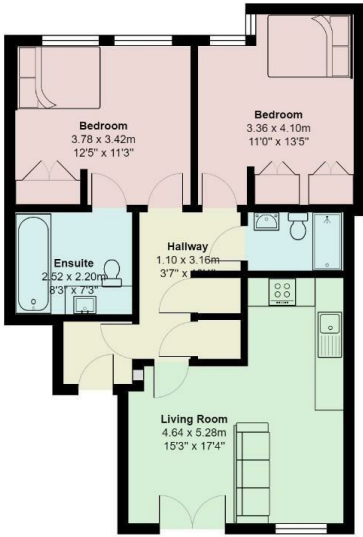
A lovely development in the heart of Pontcanna. A stone throw away from the City Centre & Bute Park.

Comments by Mrs Ruby Ledley



Property Specialist
Mrs Ruby Ledley
Valuer

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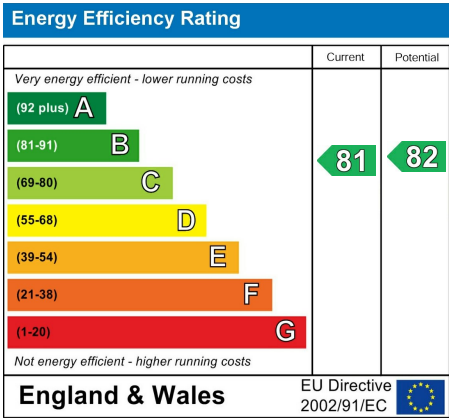


Gwynt Mews

Total Area: 65.9 m² ... 709 ft²

All measurements are approximate and for display purposes only

Comments by the Homeowner



Cathedral Road

Pontcanna, Cardiff, CF11 9LZ

Guide Price

£230,000



2 Bedroom(s)



2 Bathroom(s)



709.00 sq ft



Contact our
Pontcanna Branch

02920 499680

Welcome to this charming flat located in the highly sought-after area of Gwynt Mews on Cathedral Road, Pontcanna, Cardiff. This modern development offers a delightful living space, boasting a generous 709 square feet. The apartment features two spacious double bedrooms.

The property includes two well-appointed bathrooms, ensuring convenience for both residents and visitors. The open-plan reception room provides a welcoming atmosphere, ideal for entertaining or enjoying quiet evenings at home.

Being chain free, this flat presents an excellent opportunity for both first-time buyers and investors alike. The prime location of Pontcanna means you are just a stone's throw away from a variety of local amenities, including shops, cafes, and parks, making it a perfect spot for those who appreciate a vibrant community.

This property is not just a home; it is a lifestyle choice, offering modern living in one of Cardiff's most desirable neighbourhoods.

Hallway	Lease Length
	106 years remaining
Lounge/Kitchen 15'3 x 17'4 (4.65m x 5.28m)	Allocated Parking
	To the front of the property.
Bedroom 1 12'5 x 11'3 (3.78m x 3.43m)	
En-Suite 8'3 x 7'3 (2.51m x 2.21m)	
Bedroom 2 11 x 13'5 (3.35m x 4.09m)	
Bathroom	
Council Tax	
Band F	
EPC	
B Rating	
Service Charge	
£3,147 per Annum. Ground Rent £250 per annum.	
Tenure	
Leasehold. This is to be confirmed by your legal representative.	



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