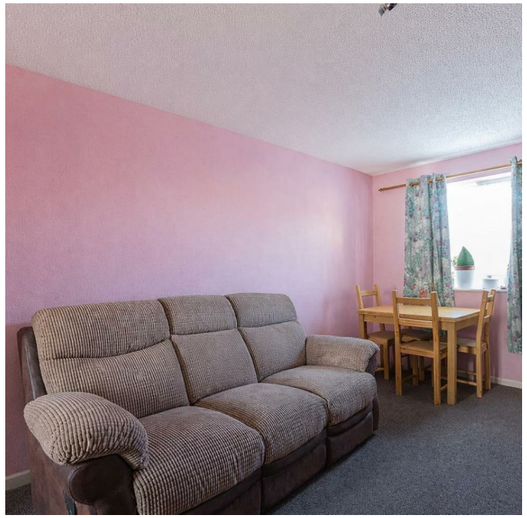
www.jeffreyross.co.uk

CARDIFF VALE CAERPHILLY BRISTOL



Falconwood Drive

ELY



Comments by Mr Luke Trezise

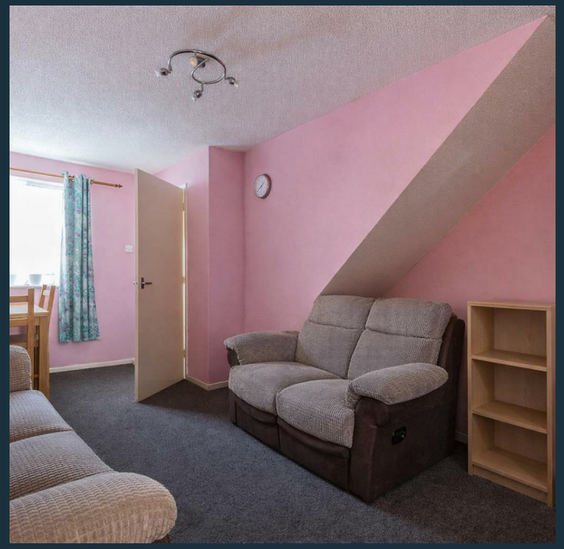
Property Specialist

Mr Luke Trezise

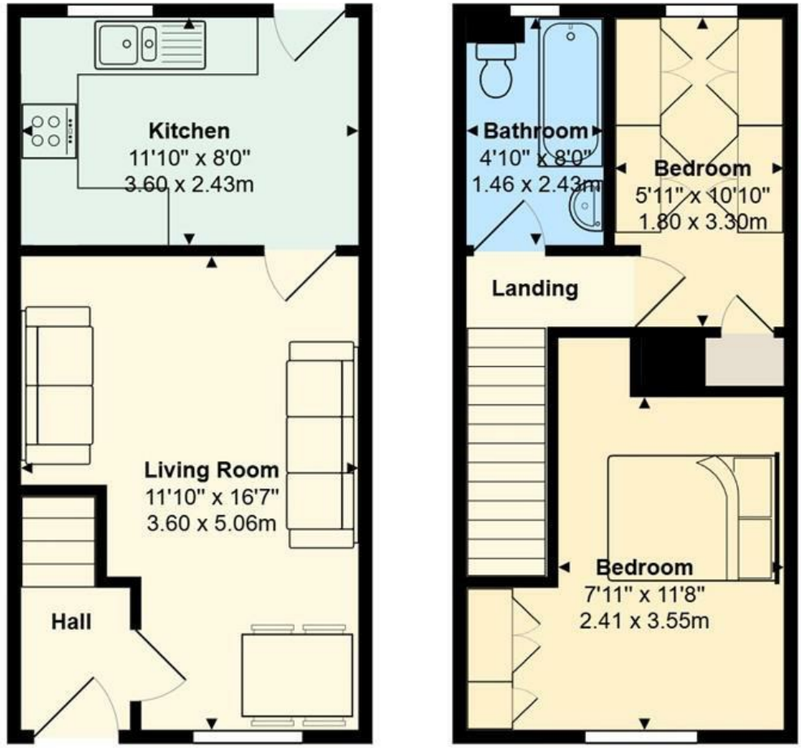
Senior valuer

luke@jeffreyross.co.uk

Comments by the Homeowner

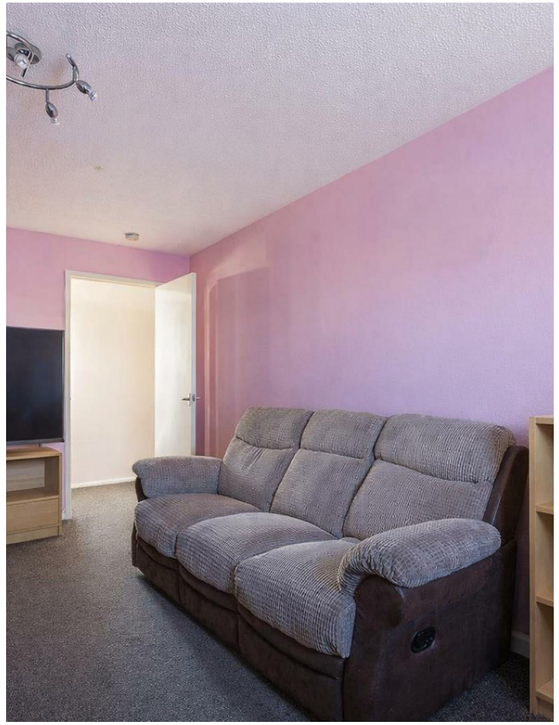


Falconwood Drive



Total Area: 572 ft² ... 53.1 m²

All measurements are approximate and for display purposes only





Falconwood Drive

Ely, Cardiff, CF5 4SE

By Auction

£165,000

2 Bedroom(s) | 1 Bathroom(s) | 560.00 sq ft



Contact our
Pontcanna Branch
02920 499680

For sale by Auction. Register to bid at Jeffreyross.co.uk.

Jeffrey Ross is pleased to offer this well-presented two-bedroom property, perfectly suited to first-time buyers, investors, and those looking to downsize in the highly desirable village of St Fagans.

The home features an allocated parking space to the front, alongside a low-maintenance front garden. To the rear lies a private, west-facing garden.

Inside, the bright living/dining room, providing a practical and sociable space for everyday living. Upstairs, there are two good-sized bedrooms (the second currently used as a home office) and a fresh, modern bathroom with a panelled bath and shower over.

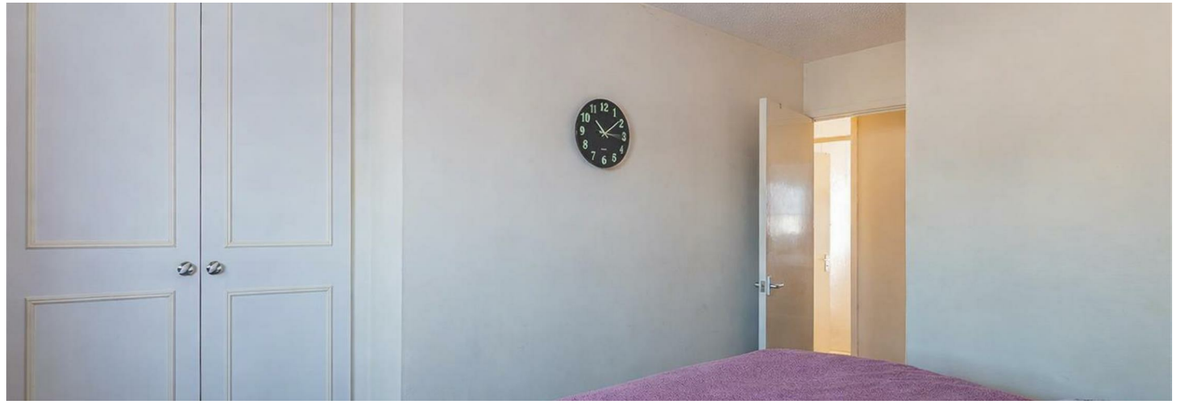
The property further benefits from gas central heating and uPVC double glazing throughout.

Location highlights include the charming centre of St Fagans village just a short walk away, with the renowned St Fagans National Museum of History approximately one mile distant. Culverhouse Cross Retail Park is under 1.5 miles south, offering excellent shopping. Major routes such as the A48 and A4232 provide quick access to Cardiff city centre, Penarth, and the M4 corridor.

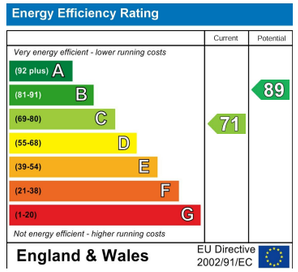
Public transport is excellent, with Cardiff Bus Route 13 stops just metres from the door, connecting directly to the city centre. Nearby green spaces are perfect for walks or family time, while a local parade of shops – including a convenience store, post office, and florist – is within easy walking distance (under ten minutes).










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
71
89
England & Wales
EU Directive 2002/91/EC



