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CARDIFF VALE CAERPHILLY BRISTOL

From the moment you enter the building with its sleek & contemporary Atrium style foyer to the spectacular water views towards Cardiff & beyond this apartment makes for an amazing apartment to come home to every day. The apartment has been beautifully presented with many quality features added over the years.

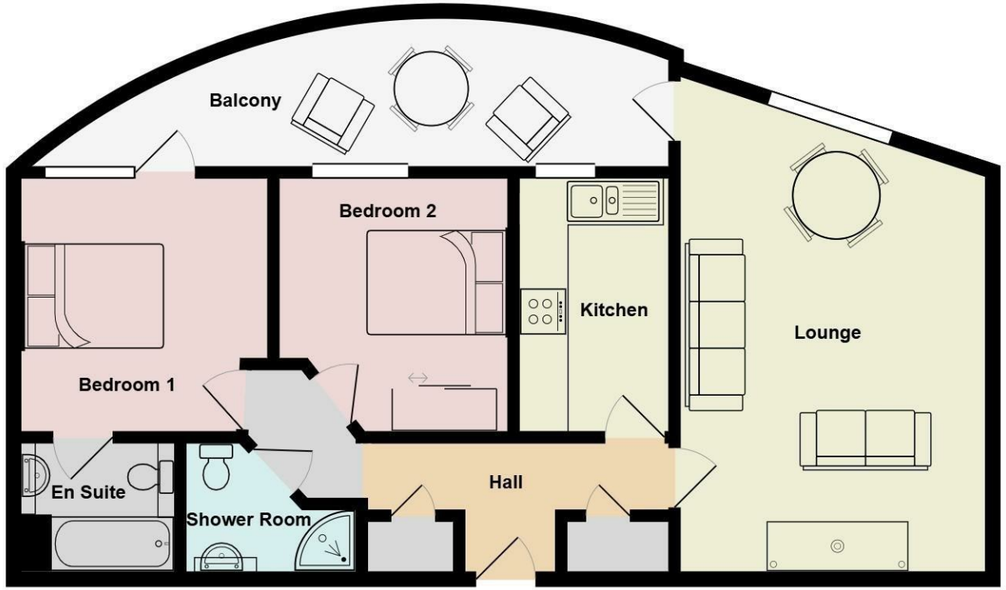
Comments by Mr Paul Davies

Property Specialist

Mr Paul Davies

Property Management Co-ordinator

paul.davies@jeffreyross.co.uk



We bought the apartment off plan and have thoroughly enjoyed visiting Penarth over the years. Neighbours have become friends and it has been a joy enjoying the water views whilst sipping coffee or a nice glass of wine on the balcony.

Comments by the Homeowner

Marconi Avenue

, Penarth, CF64 1ST

£315,000

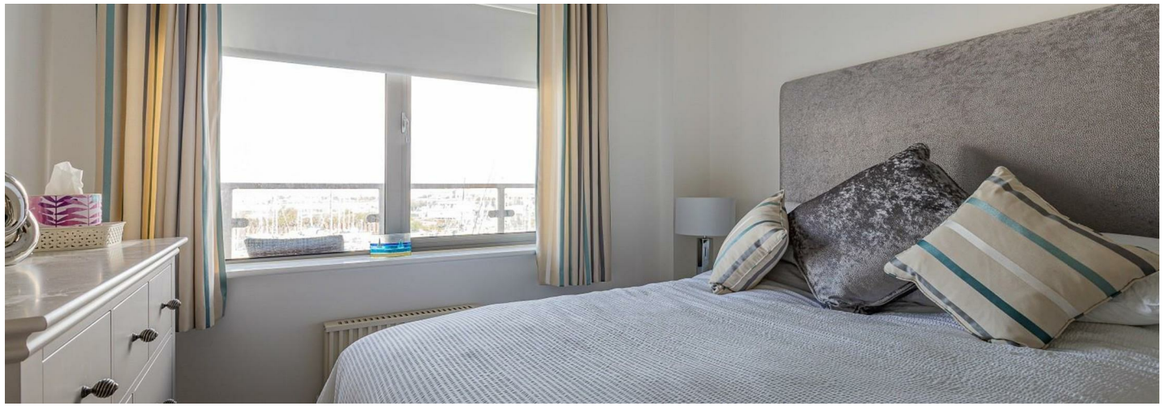
2 Bedroom(s) | 2 Bathroom(s) | 699.00 sq ft

Contact our

Penarth Branch

02920415161

Jeffrey Ross are pleased to present for sale this stunning second floor waterfront apartment.
Boasting spectacular water views towards Cardiff Bay & beyond.
Beautifully presented with many additional extras.
Benefitting from remote control electric gates - secure parking - 2 spaces allocated close to the main entrance plus numerous visitor spaces, video intercom entry and lift to all floors. Further benefitting from a newly installed state of the art electrical heating system - wi-fi controllable.
Briefly comprising a stunning communal Atrium style foyer with lift and steel/glass staircase, private entrance hall, spacious lounge - access onto a spacious steel/glass balcony directly overlooking the water, fitted kitchen - fully integrated with waste disposal, fridge, freezer, dishwasher, washer/drier plus built in oven, hob & hood, master double bedroom - built in quality wardrobes plus access onto the balcony and an en suite bathroom with a second double bedroom plus shower room completing the accommodation.
Complimented with upvc double glazing.
Viewing highly recommended.



Communal Entrance

Impressive Atrium style entrance with stunning steel & glass staircase leading to all floors plus a lift.

Hall

Allowing access to all rooms, video intercom entry phone, generous cloaks cupboard with light plus separate airing cupboard housing the hot water tank.

Lounge 20'10" max x 12'10" (6.35m max x 3.91m)

Spacious living room with rear window overlooking the water towards Cardiff Bay & beyond, a door allows access onto the steel and glass full width curved balcony overlooking the yachts moored on the river below and affording spectacular views towards Cardiff, TV point, telephone point.

Kitchen 10'7" x 6'3" (3.23m x 1.91m)

Extensively fitted with a range of wall and base units with round edge laminate worktops and inset stainless steel one & half bowl sink & drainer with mixer tap plus waste disposal and tiled slash backs, integrated appliances include fridge, freezer, dishwasher, washer/drier plus built in oven, hob & cooker hood with housing for a microwave oven, window to rear with superb water views tiled floor, extractor fan.

Bedroom 1 10'4" x 10'4" (3.15m x 3.15m)

Master double bedroom, window to rear plus door onto the balcony with stunning water views, fitted bedroom suite comprising wardrobes with dressing unit and bedside cabinets.

En Suite Bathroom

Stylishly appointed modern white suite, comprising a panel bath, vanity wash hand basin and close coupled wc - concealed cistern, tiled surround and tiled floor, extractor fan, twin shaver point.

Bedroom 2 10'7" x 9'6" max (3.23m x 2.90m max)

Double bedroom, window to rear with superb water views towards Cardiff.

Shower Room

Fully tiled and tiled floor, fitted 3 piece suite comprising corner shower cubicle, vanity wash hand basin and close coupled wc, extractor fan., heated towel rail.

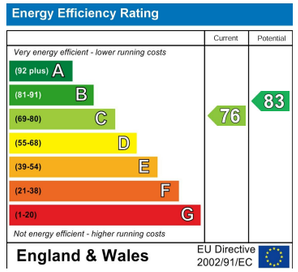
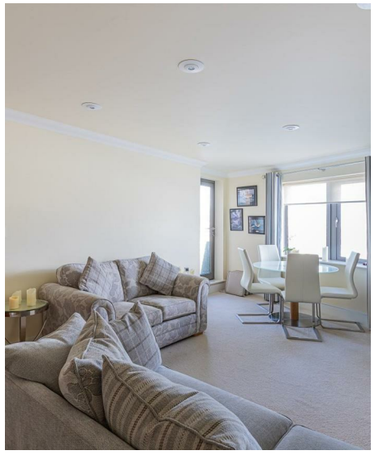
Outside

Remote control electric gates allow access for secure off road parking - 2 spaces allocated with numerous secure visitor parking spaces, communal bin store.

Information

We believe the property to be leasehold with a 999 year lease from 01-01-2001 therefore with 975 years remaining and a ground rent of £180.00. The current service charge which includes water rates and buildings insurance Half yearly block charge in advance at last payment Mar 26th to 31st August £956.51Half yearly Estate charge March 1 to Aug 26th £317.46 - Both Paid
Council Banding - Band F £3,266.15 (2026-2027)

Coffee
Tea
Sugar


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
76
83
England & Wales
EU Directive 2002/91/EC