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CARDIFF VALE CAERPHILLY BRISTOL





This stunning waterfront penthouse occupying the entire top floor of this iconic building. Perfectly located for access into both Cardiff & Penarth plus ease of access to the M4 corridor. Within the immediate vicinity are supermarkets plus Cardiff sports village to include the International Swimming Pool and Welsh Water Rafting Center.

Comments by Mr Paul Davies



Property Specialist

Mr Paul Davies

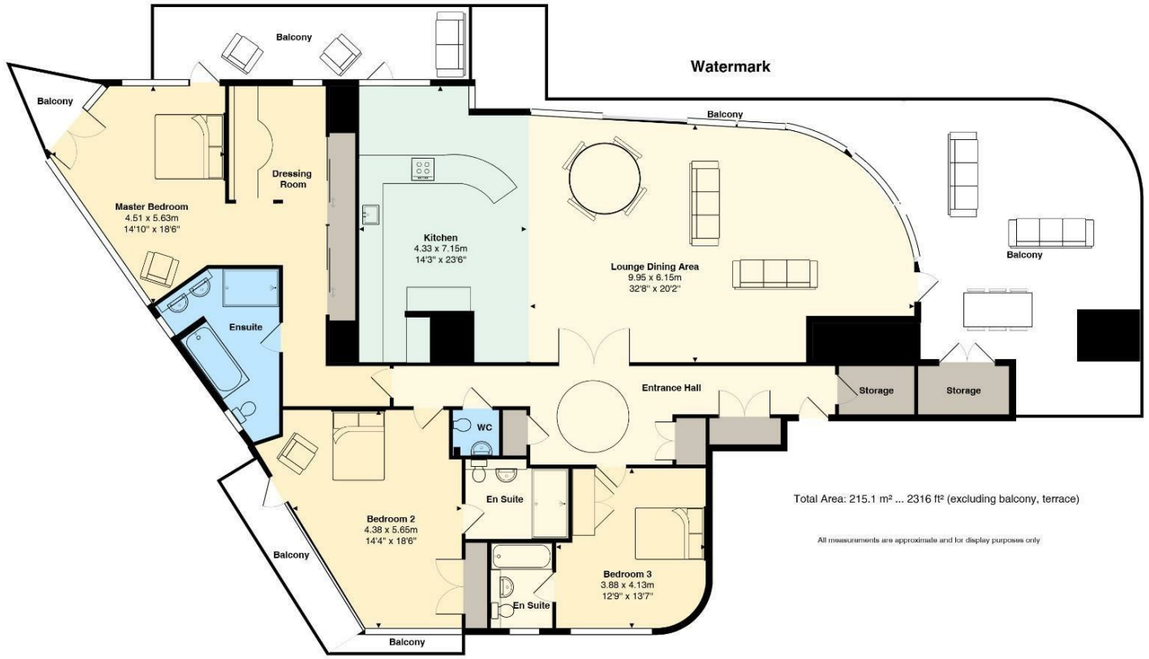
Property Management Co-ordinator

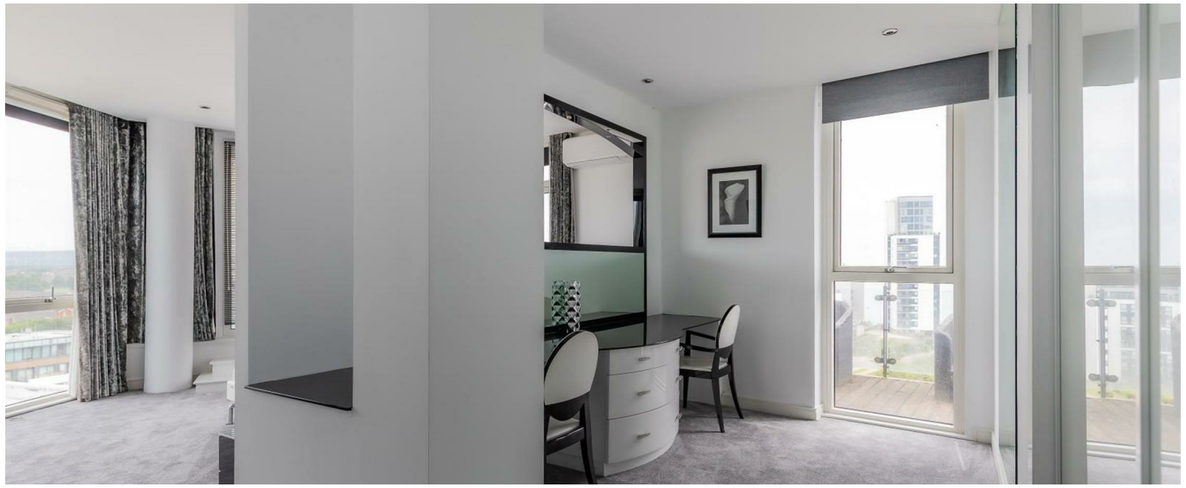
paul.davies@jeffreyross.co.uk

This has been a great home for us and we have loved living here. Over the years we have been fortunate to have had some amazing parties with friends and family. The building is well placed that we can enjoy the sun rise and watch beautiful sunsets from the balconies and terrace.

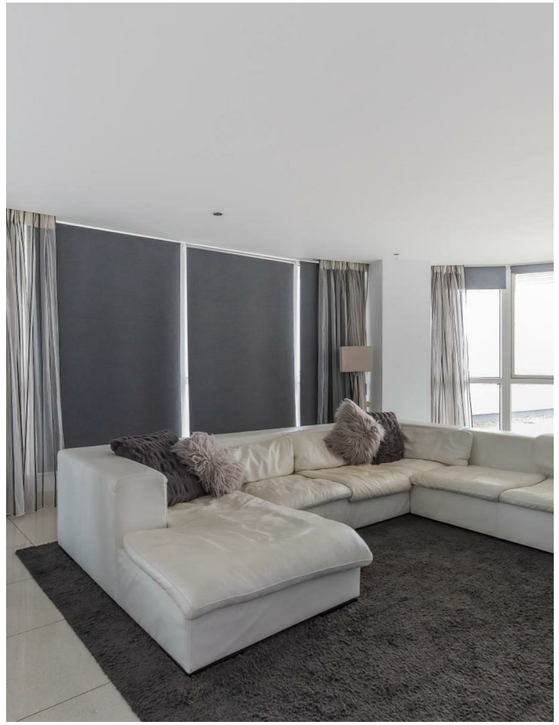
Comments by the Homeowner













Ferry Road

, Cardiff, CF11 0JU

£695,000

3 Bedroom(s) | 3 Bathroom(s) | 2316.00 sq ft



Contact our
Penarth Branch
02920415161

Jeffrey Ross are pleased to present for sale this spectacular penthouse apartment located on the top floor of this iconic waterside building.
For sale with no on-going chain and immediate occupation.
As well as boasting over 2,163 square footage of spacious living space the penthouse benefits from an impressively large wrap-around terrace with 3 glass fronted balconies with spectacular water views and uninterrupted views from all sides over Cardiff & beyond.
Complimented with gated secure parking - innovative hydraulic 2 tier spaces, lift & video entry.
Briefly comprising a communal entrance, large central hall - feature circular roof lantern plus walk in 14' store cupboard plus laundry closet, cloakroom, incredibly spacious living and dining area open to an extensively fitted kitchen - fully integrated with granite worktops and to include fridge, freezer, dishwasher, built in oven, 2 warming trays, built in convection microwave oven, coffee machine plus wine chiller and instant hot water/chilled tap, 3 double bedrooms - en suite shower rooms and wardrobes to beds 2 & 3 and to the master a spacious dressing area with a bank of wardrobes and large en suite bathroom.
Complimented with upvc double glazing and under floor heating.
Beautifully presented throughout with viewing highly recommended.





Communal Entrance

Intercom video entry, lift & stairs to all floors.

Entrance Hall

Impressively spacious entrance allowing access to all rooms, at its center a round roof lantern allowing natural light to flood in, granite tiling to the floor, includes a utility closet, 2 built in cloaks cupboards plus a walk in 14' store cupboard with light & power.

Cloakroom

Wash hand basin and close coupled wc - concealed cistern.

Living Dining Kitchen 47'1" max x 19'5" max (14.35m max x 5.92m max)

Spectacular room combining the living and dining area's to the kitchen, with an abundance of floor to ceiling windows all round commanding views towards Penarth & beyond and allowing access onto the wrap around terrace and to the glass fronted balcony - both offering stunning water views, kitchen extensively fitted contemporary wall and base units with granite worktops including an under mounted one & half bowl sink with mixer tap and separate instant hot/chilled water tap & small sink, integrated appliances include fridge, freezer, dishwasher plus oven, convection microwave oven, 2 warming trays, coffee machine and wine chiller.

Bedroom 1 19'8" max x 15' max (5.99m max x 4.57m max)

Master double bedroom with 2 balconies - one affording a stunning water's view, open to the dressing area.

Dressing Area 9'2" x 8'2" (2.79m x 2.49m)

Upon entry into the suite a bank of floor to ceiling wardrobes are to the right with then entry to the dressing area open to the bedroom, window to rear - water views.

En Suite Bathroom

Stylishly appointed modern white suite comprising a tile panel bath, twin wash hand basins, large glass shower area plus close coupled wc, tiled surround and floor, 2 windows to rear, heated chrome towel rail.

Bedroom 2 19'1" max x 17'9" max (5.82m max x 5.41m max)

Double bedroom, wall of glass with door onto a glass fronted balcony, built in double wardrobe.

En Suite Shower Room

Modern white suite comprising double enclosure, wall mounted wash hand basin and close coupled wc - concealed cistern, tiled surround and floor, heated chrome towel rail, extractor fan.

Bedroom 3 14'9" max x 13'7" max (4.50m max x 4.14m max)

Double bedroom, window to front, built in double wardrobe.

En Suite Shower Room

Modern white suite comprising double enclosure, wall mounted wash hand basin and close coupled wc - concealed cistern, tiled surround and floor, heated chrome towel rail, extractor fan.

Parking

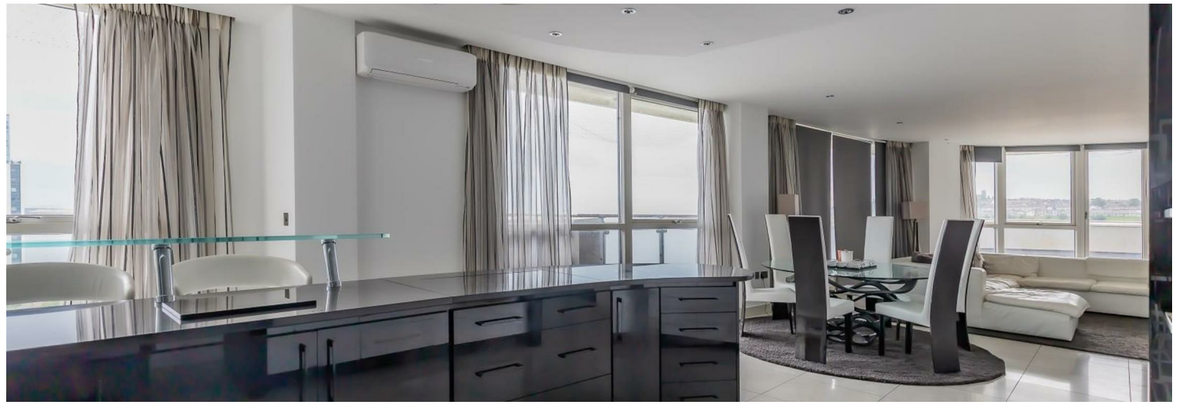
Remote control gated access to secure parking - innovative hydraulic 2 tier allocated spaces. (No 8)

Information

We believe there is a 999 year lease from 1st January 2006 therefore with 979 years remaining. Ground Rent payable of £250.00 per annum payable in 2 installments of £125.00. Current service charge payable of £6,608.06 per annum payable in 2 instalments and to include buildings insurance and water rates. Council Banding - Band I £4,697 (2026-2027)




WATERMARK





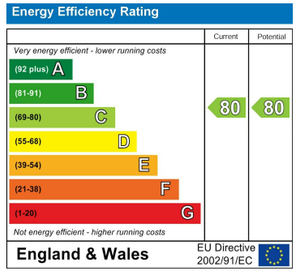











Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
80
80
England & Wales
EU Directive 2002/91/EC



