



7 Aber Street, Cardiff, CF11 7AG

£1,400 Per Month



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Charming Double-Bay-Fronted Home

Welcome to this delightful three-bedroom, double-bay-fronted terraced home in the heart of Grangetown, Cardiff. Combining traditional charm with modern convenience, this property offers a spacious layout perfect for families and professionals. With three reception rooms, a generous rear garden, and excellent transport links, this home ticks all the boxes for comfortable urban living.

Classic Kerb Appeal

From the moment you arrive, this home exudes charm. The red brick facade is complemented by white detailing around the windows, doors, and roofline, creating a classic and elegant exterior. The front forecourt, enclosed by a decorative wrought iron fence, enhances the kerb appeal and provides a welcoming entrance.

Step inside, and you'll immediately appreciate the spacious and well-planned interior, with high ceilings and period features that add character to every room.

Versatile Living Spaces

The ground floor offers multiple living areas, ideal for modern family life.

- The lounge features large windows that fill the space with natural light and double doors leading to the garden.
- A separate dining room provides a perfect setting for hosting guests or enjoying family meals.
- The breakfast room creates a cosy, informal dining space and leads seamlessly into the kitchen.

The combination of these three rooms allows for flexible living, catering to different lifestyles—whether you prefer open-plan entertaining or separate spaces for work, dining, and relaxation.

Well-Equipped Kitchen

The traditional-style kitchen is both stylish and functional, featuring:

- Wood-finish cabinetry providing ample storage

- Light-coloured countertops enhancing the sense of space
- A stainless steel sink positioned under a window for natural light
- A decorative tile backsplash, adding character and charm

This well-designed kitchen makes cooking both enjoyable and efficient, with easy access to the garden for summer BBQs or al fresco dining.

Spacious Bedrooms & Family Bathroom

Upstairs, you'll find three well-proportioned bedrooms, each offering a peaceful retreat.

- The master bedroom is a standout feature, boasting a bright bay window and built-in wardrobes for excellent storage.
- The second bedroom is another good-sized double, perfect for guests or family members.
- The third bedroom is a flexible space, ideal for a home office, nursery, or single bedroom.

The first-floor bathroom is well-appointed with:

- A white suite including a bathtub
- A separate shower cubicle, offering practicality and convenience
- Stylish tiling for a clean, modern finish
- A vanity unit for additional storage

Private Rear Garden

Outdoor space is a real highlight of this property. The rear garden offers:

- A paved walkway for easy maintenance
- A rectangular lawn, perfect for children
- Well-tended garden beds for those who enjoy gardening

With concrete walls and wooden fencing, this garden is private and secure—an ideal outdoor retreat.

Fantastic Location in Grangetown

This property is ideally positioned for families and commuters, with everything you need within walking distance.

Schools:

Grangetown Primary School – 4-minute walk

Grangetown Nursery School – 6-minute walk

St Pauls Primary School – Close by

Transport Links:

Grangetown Train Station – 8-minute walk

Cardiff Central Station – 11-minute walk

Nearby bus stops – Regular services to Cardiff city centre

Local Amenities:

Clare Foods (Asian grocery store) – 6-minute walk

Tesco Express & Lidl – 12-minute walk

Matsudai Ramen – 7-minute walk

Leisure & Parks:

Grange Pavilion – 2-minute walk

Channel View Leisure Centre – Short distance away

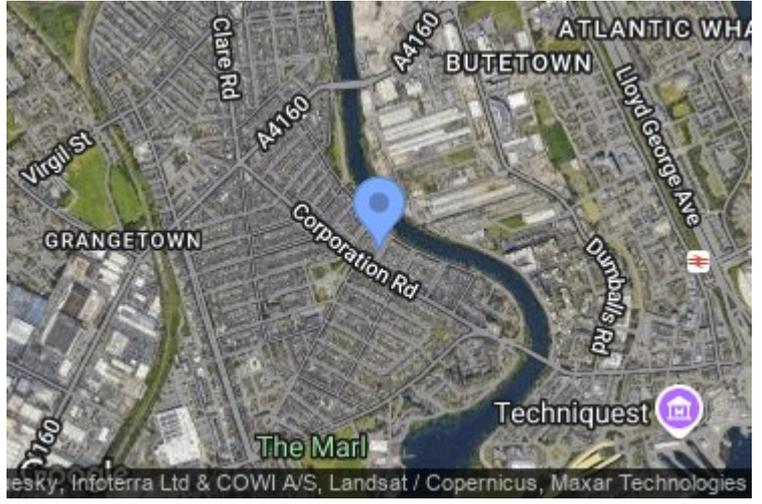
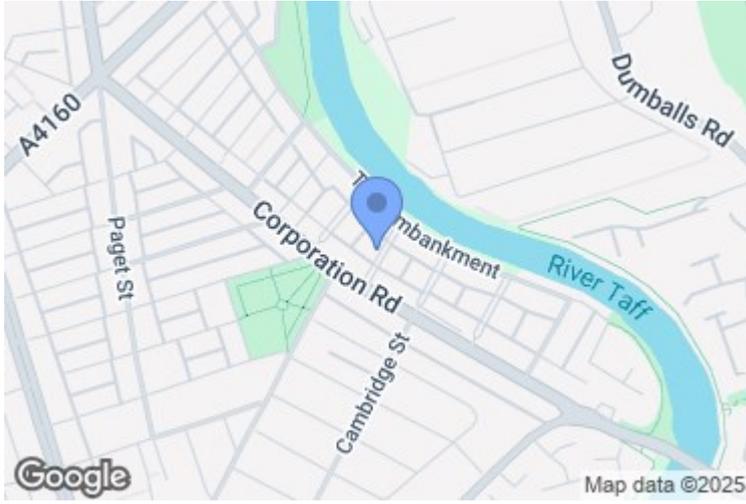
Hamadryad Park – Ideal for walks & outdoor activities

With its prime location, spacious interior, and charming period features, this home is an excellent choice for buyers looking for comfort and convenience in Cardiff.

Council Tax

Band E.





Total area: approx. 109.9 sq. metres (1182.7 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and applicants have not been tested no guarantee as to their operability or efficiency can be given.
Plan produced using PlanUp.

Energy Efficiency Rating	
Current	Potential
59	84

Very energy efficient - lower running costs

Not energy efficient - higher running costs

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating	
Current	Potential

Very environmentally friendly - lower CO₂ emissions

Not environmentally friendly - higher CO₂ emissions

England & Wales EU Directive 2002/91/EC

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