

# Teilo Street

CARDIFF, CF11 9JN

GUIDE PRICE £675,000

Hern &  
Crabtree



# Teilo Street

Set in an enviable end of terrace position on Teilo Street, this elegant five bedroom home unfolds across three spacious floors.

Behind a traditional forecourt garden, the house has an immediate sense of character, with its original front door opening into a welcoming hallway where period tiled flooring sets a refined and authentic tone.

The principal living room sits to the front of the house, its bay sash window drawing in natural light and framing a cast iron fireplace that anchors the room. A second reception room provides a comfortable sitting room, ideal for quieter moments or evening relaxation. To the rear, the house opens into a spacious kitchen and dining room designed for modern family life, with bi folding doors connecting the interior to the garden and allowing the space to flow naturally outdoors. The rear garden provides a private setting, complemented by an outbuilding currently arranged as a relaxed retreat.

The first floor hosts three well proportioned bedrooms alongside a family bathroom, while a separate laundry room adds a practical and considered touch. The second floor offers further versatility with two additional bedrooms connected by a Jack and Jill bathroom, as well as a dedicated study that provides a quiet space for working from home.



# 2038.00 sq ft

## Front

Front forecourt garden. Low rise brick wall with wrought iron railings and gate.

## Hallway

Traditional wooden obscure glazed door to the front elevation with windows over and to the side. Coved ceiling. Ceiling rose. Dado rail. Radiator. Tiled flooring. Stairs rising up to the first floor. Understairs storage cupboard.

## Living Room

Wooden glazed sash bay window to the front elevation. Coved ceiling. Ceiling rose. Picture rail. Cast iron feature fireplace with wooden mantelpiece and stone hearth. Radiator. Stripped wooden flooring.

## Sitting Room

Glazed window to the side elevation. Glazed window to the kitchen offering natural light. Coved ceiling. Ceiling rose. Picture rail. Radiator. Stripped wooden flooring.

## Kitchen/Dining Room

Squared off archway between the kitchen and dining space. Double glazed bi-folding doors leading to the rear garden. Double glazed window to the rear elevation. Double glazed skylight windows. Wall and base units with marble worktops over and upstands. One and half bowl sink and drainer with mixer tap. Space for Range style gas cooker with marble splashback and cooker hood over. Integrated dishwasher. Space for American style fridge freezer. Breakfast bar with space for seating. Fitted shelving. Tiled flooring. Two radiators.

## Landing

Stairs rise up from the hallway. Wooden handrail and spindles. Matching bannister. Split level landing. Double glazed skylight window. Ceiling rose. Dado rail. Rear loft access hatch. Radiator.

## Bedroom One

Wooden glazed sash bay and half window to the front elevation. Coved ceiling. Ceiling rose. Picture rail. Cast iron feature fireplace. Fitted wardrobe. Stripped wooden flooring. Radiator. Door leading to:

## En Suite

W/C and wash hand basin. Shower quadrant with fitted shower over and glass sliding door. Part tiled walls. Tiled flooring. Extractor fan. Heated towel rail.

## Bedroom Two

Glazed window to the rear elevation. Ceiling rose. Fitted shelving. Radiator.

## Bedroom Three

Glazed sash window to the rear elevation. Cast iron feature fireplace. Radiator.

## Bathroom

Glazed sash window to the side elevation. W/C and wash hand basin. Corner bath with fitted shower over and glass splashback screen. Part tiled walls. Tiled flooring. Extractor fan. Radiator.

## Laundry Room

Glazed sash window to the side elevation. Gas combination boiler. Plumbing for washing machine. Space for tumble dryer. Wall units and fitted shelving. Vinyl flooring. Radiator.

## Second Floor Landing

Stairs rise up from the first floor landing. Wooden handrail and spindles. Matching bannister. Split level landing. Double glazed skylight window. Ceiling rose.

## Bedroom Four

Glazed sash window to the front elevation. Cast iron feature fireplace. Radiator.

## Jack & Jill Shower Room

Double glazed skylight window. W/C and wash hand basin. Shower quadrant with fitted shower over and glass sliding door. Part tiled walls. Tiled flooring. Extractor fan. Heated towel rail.

## Bedroom Five

Glazed sash window to the rear elevation. Cast iron feature fireplace. Radiator.

## Office

Currently used for storage.

## Garden

Enclosed rear garden. Pedestrian gate leading to the side lane access. Paved patio. Timbre decked seating area. Timbre frame out building with storage. Flower border. Cold water tap. Outside light. Power points. Glass greenhouse.

## Additional Information

Freehold. Council Tax Band G (Cardiff). EPC rating TBC.

## Disclaimer

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

