

Blosse Road

LLANDAFF NORTH, CARDIFF, CF14 2JB

GUIDE PRICE £150,000

**Hern &
Crabtree**



Blosse Road

An excellent opportunity to purchase this well-located one bedroom first floor flat on the popular Blosse Road, located close to the sought-after village of Llandaff North.

Offered for sale with no onward chain, and includes a share of the freehold as well as access to a garden area, making it an ideal purchase for first-time buyers or investors alike.

The accommodation briefly comprises a well-maintained communal hallway with stairs rising to the first floor, a spacious double bedroom, a comfortable lounge/diner, a fitted kitchen, and a modern shower room.

Situated within walking distance of both Llandaff North and Whitchurch villages, the Taff Trail, and Llandaff train station, this home enjoys easy access to local amenities, green spaces, and transport links.

Viewings are highly recommended to appreciate the full potential of this appealing property.



483.00 sq ft

Communal Entrance

Entered via a communal entrance then stairs to the first-floor flat.

Entrance to Flat

Entered via a wood front door, access to loft space, coved ceiling.

Living Room

Two double glazed windows to the front, coved ceiling, radiator.

Kitchen

Double glazed window to the rear, wall and base units, stainless steel sink and drainer, space and plumbing for a washing machine, a four ring induction hob with integrated oven/grill, space for fridge, combination boiler, laminate flooring.

Bedroom

Double glazed window to the rear, radiator, coved ceiling, cast iron fireplace. with tiled hearth.

Shower Room

Double obscure glazed window to the side, a corner shower , w.c and wash hand basin, coved ceiling, heated towel rail, tiled floor.

Communal Garden

Access to the communal garden is from outside.

Tenure and Charges

Share of freehold - 99 years from completion

Disclaimer

Additional Information

Epc - D

Council Tax - B



Good old-fashioned service with a modern way of thinking.

