

Daisy Street

VICTORIA PARK, CARDIFF, CF5 1EP

GUIDE PRICE £310,000

**Hern &
Crabtree**



Daisy Street

An attractive and beautifully presented two double bedroom mid-terrace house, ideally situated on the popular Daisy Street, offering stylish modern living in a highly sought-after Victoria Park location.

The property opens into a welcoming entrance leading through to a spacious open-plan lounge and dining area. Designed with contemporary living in mind, the room benefits from an abundance of natural light and French doors opening onto the enclosed rear garden. A stunning Porcelanosa fitted kitchen provides a sophisticated focal point, combining elegant design with a high-quality finish.

Upstairs, there are two generous double bedrooms, both complemented by a sleek and modern family bathroom.

To the rear, the enclosed garden is low maintenance offers a private outdoor space, ideal entertaining guests or enjoying a quiet moment outdoors.

The property's location is a particular highlight. Daisy Street is conveniently positioned close to Victoria Park and within easy reach of Canton's vibrant selection of cafés, restaurants, bars, shops and everyday amenities. Cardiff city centre is approximately two miles away, while excellent bus and rail connections provide convenient links throughout Cardiff and beyond.



Approx 709.00 sq ft

Council Tax Band: D

Entrance

Entered via Pvc glazed door into the hallway.

Hallway

Wooden flooring. Radiator. Wooden door into the living room/dining room.

Living Room/Dining Room

Double glazed window to the front and double glazed patio doors to the rear. Stairs to the first floor. Recess lights. Continuation of wooden flooring. Two Radiators. Built in shelving.

Kitchen

Double glazed windows to the side. the kitchen is fitted with wall and base units with composite worksurfaces. Integrated four ring induction hob, oven and grill. Integrated dishwasher, washing machine, fridge and freezer. Composite sink and etched drainer. Recess lights. Radiator. Continuation of wooden flooring.

FIRST FLOOR

Landing

Recess lights. Wooden banister. Dog leg staircase. Loft access hatch. Radiator. Airing Cupboard.

Bedroom One

Two double glazed windows to the front. Radiator. Built in cupboard.

Bedroom Two

Double glazed window to the rear. Radiator. Built in cupboard.

Bathroom

Obscure double glazed window to the side. Bath with shower plumbed, w/c and wash hand basin. Tiled floor. Radiator.

OUTSIDE

Rear Garden

Enclosed paved rear garden with timber fencing. Astro turf lawn. Timber frame fence. Planter. Cold water side.

Disclaimer

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Additional Information

We have been advised by the vendor that the property is Freehold.

Epc - D

Council Tax - D

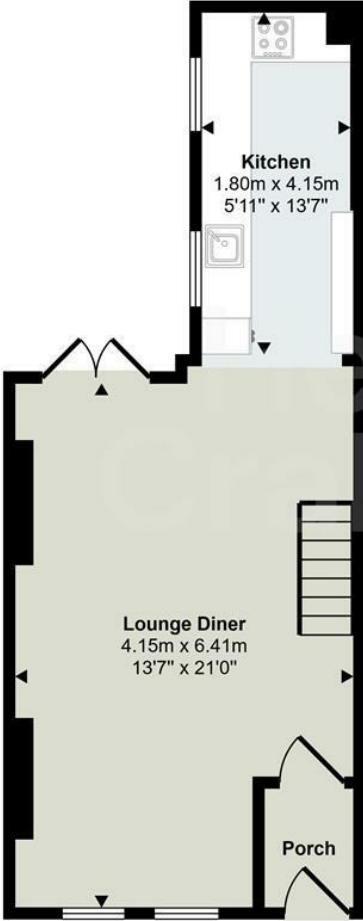




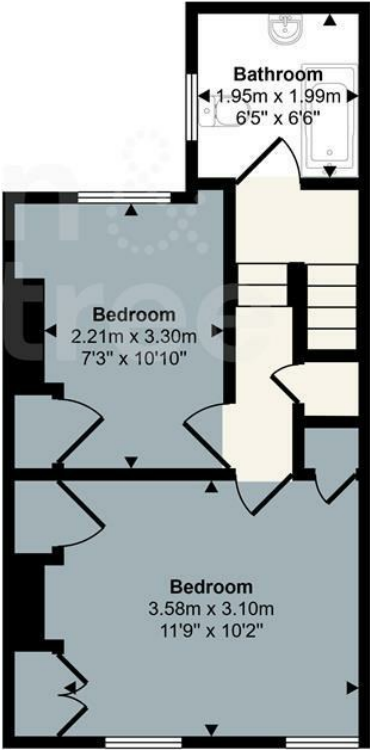
Approx Gross Internal Area
66 sq m / 709 sq ft



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



Ground Floor
Approx 35 sq m / 372 sq ft



First Floor
Approx 31 sq m / 336 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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



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