

Anchor Street

TAFFS WELL, CARDIFF, CF15 7RH

GUIDE PRICE £265,000

**Hern &
Crabtree**

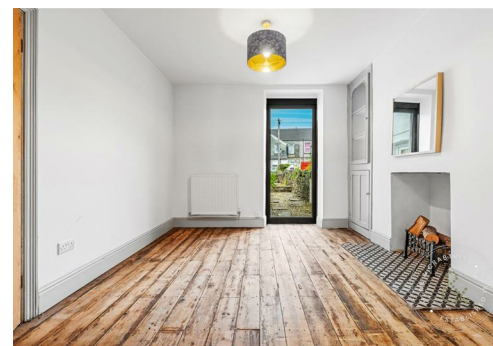


Anchor Street

No Chain. Tucked away in the heart of Taffs Well, this charming stone fronted home offers a delightful blend of character features and practical living across two spacious storeys. With its inviting hallway arch, coved ceilings, original fireplaces, and wooden floors, the house holds timeless appeal while catering to everyday comfort. The living and sitting rooms provide a sociable, open layout that's both light-filled and cosy, while the stylish kitchen and handy utility space make day-to-day living a breeze. Upstairs, you'll find three double bedrooms, a separate study or dressing room, and a stylish four-piece bathroom complete with a roll-top bath and separate shower.

Outside, the rear garden is perfect for relaxing or entertaining with a mix of lawn, seating areas and mature borders, plus rear lane access. There's also the rare bonus of gated side access to the front which leads to the back garden and offers additional storage.

Anchor Street enjoys a quiet, tucked-away location in the popular village of Taffs Well. With its close-knit community feel, local amenities, cafés and pubs nearby, and beautiful walks along the Taff Trail or Garth Mountain, it's a superb spot for those wanting easy access to nature while being only around 15 minutes from Cardiff city centre. Taffs Well train station is just a short walk away, offering regular services into Cardiff and beyond, while excellent road links, including the A470 and M4, make commuting straightforward.



Entrance Hall

Entered via a double glazed PVC front door with an obscure glazed window above. The hallway features a coved ceiling with ceiling arch detail, a radiator, and a cupboard housing the electric consumer unit and meter. There's an under-stairs alcove with a small double glazed window offering natural light, and a squared archway opens into the kitchen.

Kitchen

Fitted with a range of wall and base units with complementary wood-effect worktops. Includes a one and a half bowl ceramic sink with swan neck mixer tap, space for an electric cooker with cooker hood above, and space for a fridge freezer. The room is finished with tiled flooring, a radiator, a double glazed window to the side, and a double glazed PVC door leading to the garden. A door leads to the utility room.

Utility Room

Double glazed window to the rear, stainless steel sink and drainer, plumbing for a washing machine, space for an additional fridge, radiator, and tiled flooring. Access to the cloakroom.

Downstairs Cloakroom

Double glazed obscure window to the side, WC, radiator, and tiled flooring.

Living Room

Double glazed window to the front with fitted plantation shutters, radiator, stripped wooden flooring, and a feature cast iron fireplace with built-in storage to the alcoves. A squared arch opens into the sitting room.

Sitting Room

Bright and airy with a full-length double glazed window overlooking the rear garden. Built-in cupboards with display units in the alcoves, a radiator, and stripped wooden flooring.

First Floor Landing

Stairs rise with wooden handrail and spindles. Matching bannister on the landing with doors to all rooms.

Bedroom One

Double glazed window to the front with fitted shutters, and a radiator.

Bedroom Two

Double glazed window to the rear and radiator.

Bedroom Three

Double glazed window to the front with fitted plantation shutters and radiator.

Study / Dressing Room

Double glazed window to the rear, radiator, and loft access hatch.

Bathroom

A four-piece suite including a quadrant shower with plumbed shower, freestanding clawfoot roll-top bath with mixer tap and shower head, WC, and wash hand basin. Also features a double glazed obscure window to the side, vinyl flooring, heated towel rail, extractor fan, and built-in cupboard housing the Ideal gas combination boiler.

Rear Garden

A pleasant enclosed garden featuring a lawn, stone chippings seating area, mature shrub and flower borders, and a gate providing access to a rear lane.

Side Access

Gated side path providing access to the front of the property.

Tenure

Freehold

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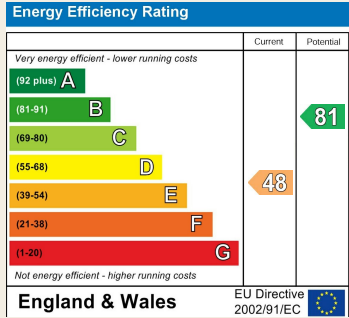
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