

Conway Road

PONTCANNA, CF11 9QN

£1,800 PER CALENDAR MONTH

**Hern &
Crabtree**



Conway Road

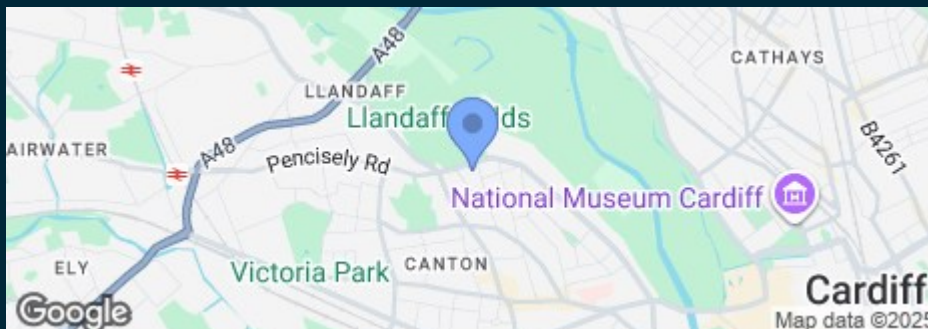
Tucked away within the exclusive Conway Mews development is this elegant three-bedroom townhouse which is one of just eight architecturally designed homes,

Step inside where the natural light pours in through full-width bi-folding doors, opening onto a private rear courtyard. The open-plan ground floor is perfect for modern living – from the sophisticated kitchen with integrated appliances and statement cabinetry, to the inviting lounge and dining area. A utility cupboard and discreet cloakroom complete the functionality of this level.

On the first floor, you'll find two generously sized double bedrooms, each with bespoke built-in wardrobes, and a beautifully appointed, fully tiled bathroom suite.

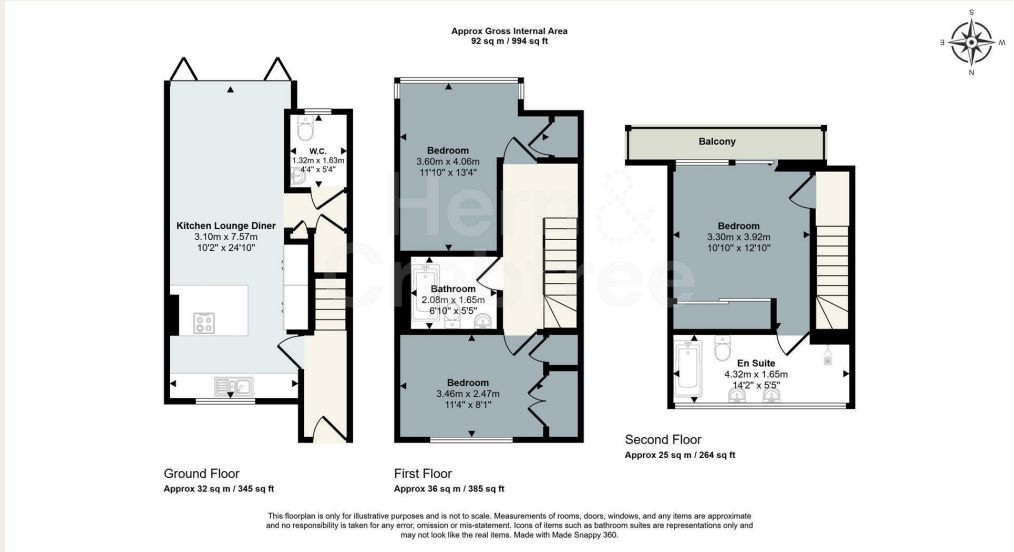
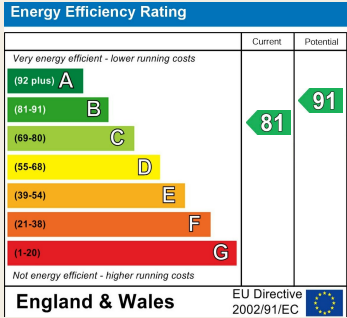
To the top floor is the master bedroom with a large en-suite shower room, sleek mirrored wardrobes, and a private full-width roof terrace screened by contemporary opaque glass. It's the perfect spot to enjoy your morning coffee. Further features include underfloor heating on all three levels, solar panel-heated water for efficiency, private off-road parking, and a brick-built external storage unit – an ideal solution for bikes, garden tools or outdoor gear. Available from the end of September 2025. un-furnished. EPC rating B Council Band F.

A holding fee of £150 will be payable to secure the property. This will be deducted from the final balance of the first month rent payable upon moving into the property subject to a successful application. Hern & Crabtree Ltd reserves the right to retain this payment should the applicant have provided false or misleading information at the time of application.





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



Hern & Crabtree

02920 780230 | lettings@hern-crabtree.co.uk | hern-crabtree.co.uk | 87 Pontcanna Street, Pontcanna, Cardiff, CF11 4QS

The property title and lease details (including duration and costs) are provided by the seller and have not been independently verified by Hern and Crabtree. We recommend consulting your legal representative to verify all details before exchanging contracts. All descriptions, measurements, and floor plans are intended as a guide and may not fully represent the property's current condition. Photographs may be edited for marketing purposes. Prospective buyers should verify all details and personally inspect the property. Hern and Crabtree cannot accept responsibility for inaccuracies or discrepancies. We do not test property systems, appliances, or services, and any condition opinions are based on industry experience, not formal surveys. Buyers should seek independent inspections, surveys, and legal advice. Marketing figures, including asking prices, are market appraisals based on available information and market conditions, not formal valuations. Vendors set asking prices, which may differ from valuations for mortgage or survey purposes. Hern and Crabtree is not liable for discrepancies or any losses resulting from sale or purchase withdrawals. By proceeding with a purchase, you confirm you have read and understood this disclaimer.