



Rolls Street, £180,000

- NO CHAIN
- Modern Shower Room
- Central Location
- Sought After Location
- Potential to Improve
- EPC Rating: B



3 1 1



About the property

Situated in the popular area of Riverside within Cardiff is this three bedroom mid-terrace property being sold with NO ONGOING CHAIN! Just walking distance from all local amenities and attractions such as Capital Retail Park, Cowbridge Road High Street and Ninian Park Train Station, this property is located perfectly to Cardiff City Centre! Internally the property comprises entrance hall, open plan lounge/dining room, kitchen and bathroom. To the first floor are three bedrooms. To the rear of the property is an enclosed low maintenance garden. To the front of the property is on street permit parking. Viewings are highly recommended for this property. To book call 02920397171 or book via our website www.peteralan.co.uk.

Accommodation

Entrance Hallway

Hallway

Lounge

21' 8" x 13' 3" max (6.60m x 4.04m max)

Kitchen

7' 5" x 12' 8" (2.26m x 3.86m)

Shower Room



Landing

Master Bedroom

10' 1" x 13' 4" (3.07m x 4.06m)

Bedroom Two

11' 1" x 7' 11" (3.38m x 2.41m)

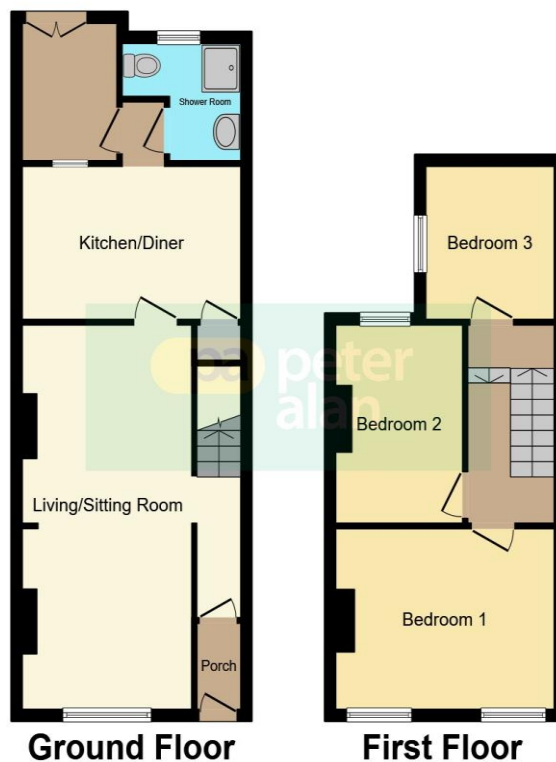
Bedroom Three

8' 6" x 7' 8" (2.59m x 2.34m)

Bathroom

Garden

Floorplan



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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