



8 Bayscape

Watkiss Way, Cardiff, CF11 0TA



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£185,000 Leasehold

1 Bedroom : 1 Bathroom : 1 Reception Room

Watts & Morgan are delighted to market this one bedroom first floor apartment located in the highly desirable Bayscape Development. Situated in the heart of Cardiff Bay and conveniently located to Cardiff City Centre and the M4 Motorway. Accommodation briefly comprises; entrance hall, open plan kitchen/living/dining room with a private balcony area, a spacious double bedroom with fitted wardrobes and a family bathroom. The apartment also benefits from a concierge service. EPC rating: 'B'.



Directions

- Cardiff City Centre 2.5 miles
 - M4 (J33) 8.7 miles
-

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Summary of Accommodation

ACCOMODATION

A secure communal entrance is accessed via a fob with stairs and lifts to all floors. 8 Bayscape is located on the first floor. Entered via a solid wooden door into a welcoming hallway benefitting from wooden flooring with under-floor heating, recessed ceiling spotlights, a visual/audio door intercom system and a large storage cupboard providing space and plumbing for free standing white goods.

The open plan living/kitchen/dining room is the focal point of the apartment and enjoys a continuation of wooden flooring with under-floor heating, recessed ceiling spotlights, uPVC double glazed windows and a door providing access to the balcony area.

The kitchen has been fitted with a range of base and wall units with engineered worktop and matching splashback. Integral 'Smeg' appliances to remain include; a fridge/freezer, a dishwasher, an electric oven and a 4-ring electric hob with a fan over. The kitchen further benefits from a continuation of wooden flooring and recessed ceiling spotlights.

The bedroom is a spacious double bedroom and enjoys carpeted flooring with under-floor heating, fitted mirrored wardrobes, recessed ceiling spotlights and a uPVC double glazed window to the side elevation.

The bathroom has been fitted with a 4-piece white suite comprising; a bath with a hand held shower attachment, a large walk-in shower with a thermostatic shower over, a floating wash hand basin and a WC. The bathroom further benefits from tiled floors, tiled walls, a wall mounted chrome towel radiator and recessed ceiling spotlights.

GARDENS & GROUNDS

8 Bayscape enjoys a concierge service and access to a communal courtyard.

SERVICES & TENURE

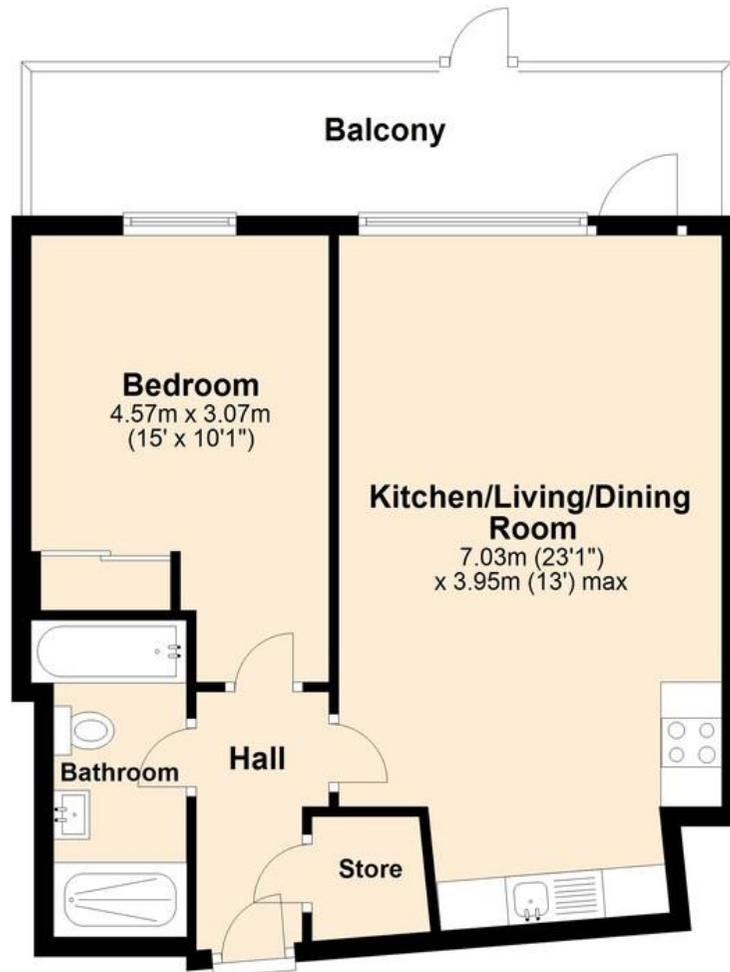
Electric and water services connected.

Leasehold property with 250 years from 1st January 2018.

We have been reliably informed that the service charge is £966pa which includes buildings insurance and water rates.

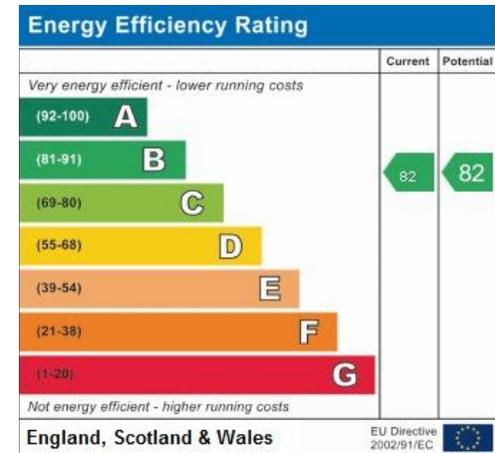
We have been reliably informed that the ground rent is £250pa.





Total area: approx. 49.5 sq. metres (533.3 sq. feet)

Plan produced by Watts & Morgan LLP.
Plan produced using PlanUp.



Any maps and floor plans included in these sales particulars are not accurate or drawn to scale and are intended only to help prospective purchasers visualise the layout of the property. They do not form any part of any contract.

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