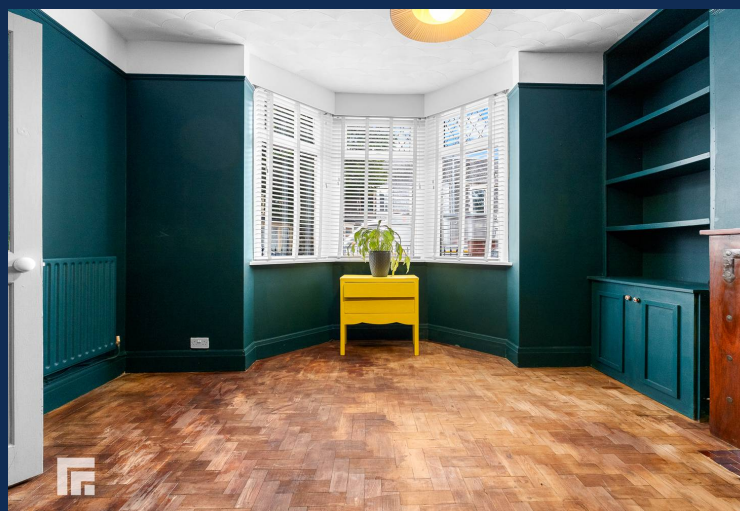




137 Corporation Road, Cardiff

£350,000 Freehold

****BEAUTIFULLY PRESENTED, THREE BEDROOM, MID-TERRACED HOUSE* NO CHAIN**** MGY are delighted to bring to market this bright and spacious, bay fronted,...

Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

DESCRIPTION

****BEAUTIFULLY PRESENTED, THREE BEDROOM, MID-TERRACED HOUSE* NO CHAIN**** MGY are delighted to bring to market this bright and spacious, bay fronted, three bedroom, mid-terraced house situated on the much favoured Corporation Road in Grangetown. The accommodation briefly comprises porch, entrance hallway, lounge, kitchen/breakfast room, utility room, downstairs WC, three bedrooms and family shower room. The property further benefits from being modernised throughout, has gas central heating and double glazing and has a detached garage with rear lane access. Newly fitted security system with motion sensors, CCTV, rear and front cameras. *Viewing highly recommended*

PORCH

Entered via front door leading from private front courtyard with wrought iron gate. Tiled flooring. Additional door leading to spacious entrance hallway.

ENTRANCE HALL

Original tiled flooring. Pendant light fitting. Dado rail. Radiator. Doors to lounge and kitchen/breakfast room. Carpeted stairs rising to first floor.

LOUNGE

Dimensions: 14' 6" x 14' 0" (04.42m x 4.28m) (into bay). Parquet flooring. Double glazed bay windows with fitted blinds to front aspect. Pendant light fitting. Power points. TV and telephone point. Feature fireplace. Two alcoves with fitted shelving/cupboards. Radiator.

KITCHEN/BREAKFAST ROOM

Dimensions: 20' 8" x 15' 1" (6.32m x 4.61m). Herringbone style laminate flooring. Modern fitted kitchen with a range of wall, base and drawer units with worktops over incorporating four ring Neff induction hob with extractor above and inset sink with mixer tap over. Ample storage. Integrated appliances such as Miele dishwasher, fridge/freezer, Neff oven and microwave, Central island with space for stool seating and drawers beneath. Smeg ceiling extractor. Power points. Space for sofa seating. Vertical radiator. TV point. Ample natural daylight. Two sets of double glazed uPVC French doors providing access to low maintenance rear garden. Opening to :-

UTILITY ROOM

Dimensions: 4' 9" x 6' 6" (1.46m x 2.00m). Tiled flooring. Double glazed uPVC window to side aspect. Pendant light fitting. Base units with worktop over incorporating stainless steel sink and drainer with mixer tap over. Washing machine/Dryer. Power points. Radiator. Door leading to :-

FIRST FLOOR

Carpet to stairs and landing. Pendant light fitting. Access to large loft hatch with fitted ladder. Boarded and insulated loft space with lighting and skylight. Doors leading to three bedrooms and shower room.

MASTER BEDROOM

Dimensions: 12' 7" x 12' 9" (3.85m x 3.89m). Carpet to floor. Pendant light fitting with additional wall light. Radiator. Three double glazed uPVC windows with fitted blinds to front aspect. Power points. Two alcoves.

BEDROOM TWO

Dimensions: 12' 3" x 11' 5" (3.74m x 3.49m). Carpet to floor. Pendant light fitting. Fitted wardrobes and dressing table. Power points. Radiator. Double glazed uPVC window to rear aspect.

BEDROOM THREE

Dimensions: 7' 11" x 9' 7" (2.43m x 2.93m). Carpet to floor. Double glazed uPVC window to front aspect with fitted blinds. Power points. Pendant light fitting. Radiator.

SHOWER ROOM

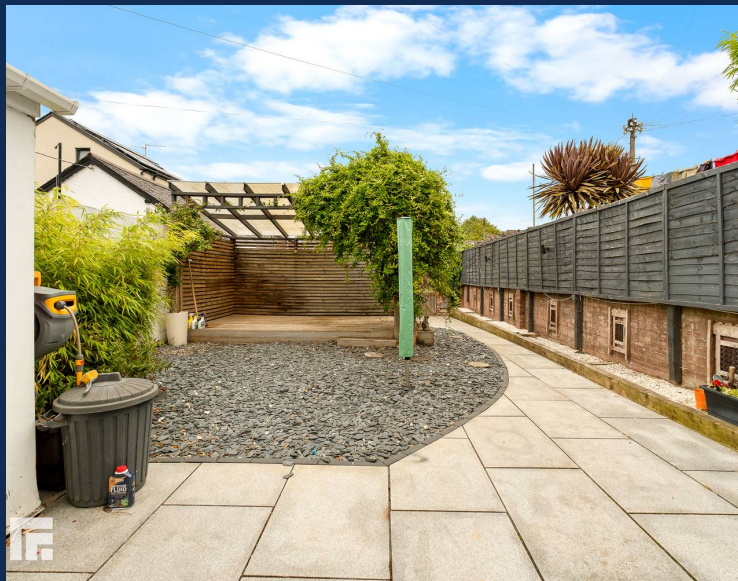
Dimensions: 6' 2" x 7' 11" (1.89m x 2.42m). Tiled flooring. Vanity wash hand basin with mixer tap over and storage beneath. WC. Walk in shower cubicle with mains powered shower over. Obscure double glazed uPVC window to rear aspect. Extractor. Pendant light fitting.

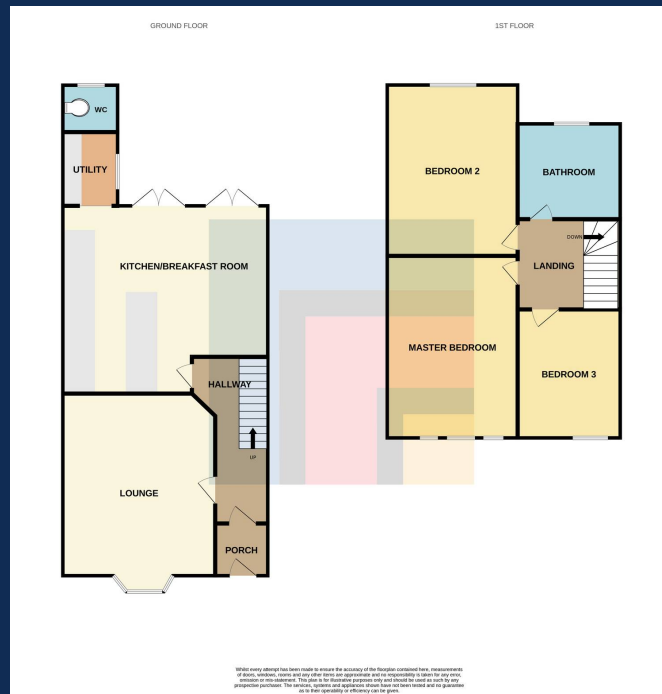
GARDEN

Private rear garden with external lighting. Laid to patio. Fence and wall border. Outside tap. Decking area. Gates leading to rear lane. Door to detached garage with power and lighting. Accessed from the kitchen/breakfast room.

TENURE

MGY have been advised that the property is FREEHOLD.





CARDIFF 029 2046 5466

13 Mount Stuart Square, Cardiff Bay, Cardiff,
South Glamorgan, CF10 5EE



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