

FOR SALE

Guide Price £400,000 to £420,000 Freehold



Thorne Way, St Marys Field, Cardiff. CF5 5DL

- NO CHAIN - 4/5 BED DETACHED FAMILY HOME
- EXTREMELY SPACIOUS & SET ON A LARGE CORNER PLOT
- ATTIC CONVERTED with EN-SUITE
- MASTER BEDROOM with EN-SUITE
- LARGE & ENCLOSED SOUTH-WEST FACING REAR GARDEN
- LOW-MAINTENANCE
- PRIVATE DRIVEWAY
- DETACHED GARAGE
- uPVC D/G & GAS C/H
- FREEHOLD



Mr Homes Estate Agents
Suite 9-10, 253, Cowbridge Road West, Cardiff, CF5 5TD

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PROPERTY DESCRIPTION

*** NO CHAIN *** Guide Price: £400,000 to £420,000 *** 4/5 BED SPACIOUS FAMILY HOME ARRANGED OVER THREE FLOORS - SET ON A LARGE CORNER PLOT - SOUTH-WEST FACING REAR GARDEN (LARGE & ENCLOSED) - CLOAKROOM/W.C - KITCHEN/BREAKFAST ROOM - UTILITY ROOM - LIVING ROOM & DINING ROOM - MASTER BEDROOM with EN-SUITE - 2 FURTHER GUEST BEDROOMS TO THE FIRST FLOOR - OFFICE/STUDY - ATTIC CONVERSION/4th BEDROOM with EN-SUITE TO THE SECOND FLOOR - PRIVATE DRIVEWAY - DETACHED GARAGE, FREEHOLD.

EPC Rating = C Council Tax Band = F.

Early Viewing Highly Recommended Contact Us On : 02920 204 555 option 2

FREE MORTGAGE ADVICE AVAILABLE ON YOUR REQUEST

WWW.MR-HOMES.CO.UK



ROOM DESCRIPTIONS

Summary

MR HOMES are very pleased to Offer FOR SALE this Detached 4-Bedroom Spacious Family Home. Comprising of; Entrance Hallway, Cloakroom/W.c, Living Room with Bay Window, Dining Room, Kitchen/Breakfast Room, Utility Room, First Floor Landing, Master Bedroom with Bay Window & En-Suite, Bedrooms 2, 3, Office/Study, Family Bath & Shower Room and to the 2nd Floor Bedroom 4 with En-Suite. (This Large Attic Conversion Could Potentially be Split into 2 Bedrooms. Enclosed Front Garden, Large & Enclosed Rear & Side Garden which is Low-Maintenance & South-West Facing, Private Driveway & a Detached Garage.

Entrance Hallway

Cloakroom

Living Room - with Bay Window

Dining Room

Kitchen/Breakfast Room

Utility Room

First Floor Landing

Master Bedroom withy Bay Window - 1st Floor

En-Suite Shower Room - 1st Floor

Bedroom 2 - Guest Room - 1st Floor

Bedroom 3 - 1st Floor

Family Bath & Shower Room - 1st Floor

Office/Study/Dressing Room - 1st Floor

Bedroom 4/Lounge - 2nd Floor (Attic Conversion)

(reduced headroom to sides due to sloping roof)

En-Suite Shower Room - 2nd Floor

Enclosed Front Garden - Low-Maintenance

Enclosed Large Rear & Side Garden - SOUTH-WEST FACING

Low-Maintenance, with Astroturf, Brick-Paving, Patio & Raised Decking

Private Driveway

Detached Garage

Up 'n' Over Door, Power & Lighting, Door into Rear Garden.



MATERIAL INFORMATION

Council Tax: Band F

N/A

Parking Types: Driveway. Garage. Off Street.
Private.

Heating Sources: Double Glazing. Gas Central.

Electricity Supply: Mains Supply.

Water Supply: Mains Supply.

Sewerage: Mains Supply.

Broadband Connection Types: None.

Accessibility Types: Level access.

EPC Rating: C (71)

Has the property been flooded in last 5 years?

No

Flooding Sources:

Any flood defences at the property? No

Any risk of coastal erosion? No

Is the property listed? No

Are there any restrictions associated with the property? No

Any easements, servitudes, or wayleaves? No

The existence of any public or private right of way? No

Mobile Signal

Mobile coverage

EE - Vodafone - Three - O2

Broadband

Basic - 15 Mbps

Superfast - 64 Mbps

Ultrafast - 1800 Mbps

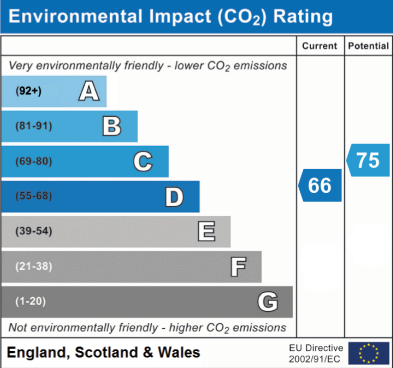
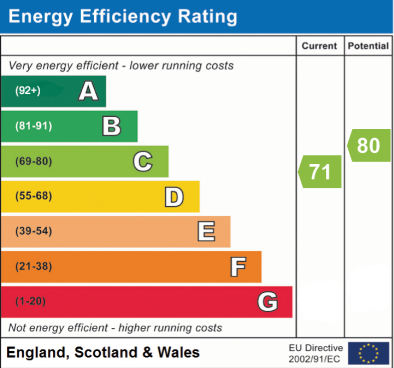
Satellite / Fibre TV Availability

BT

Sky



FLOORPLAN & EPC



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