

REDUCED | Offers in Excess of £205,000 | Vista Rise, Danescourt, Cardiff, South Glamorgan CF5 2SD

MODERN MID-LINK DWELLING IN A QUIET RESIDENTIAL LOCATION WITHIN WALKING DISTANCE OF LOCAL AMENITIES AND PUBLIC TRANSPORT LINKS. NO CHAIN.



CHAMBERS

EST. 1992

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Description

An opportunity to purchase a modern mid-link dwelling located on Vista Rise, Danescourt.

The accommodation, which is neutrally decorated throughout, briefly comprises entrance hall, living room/dining room, fitted kitchen, two bedrooms and a neutral bathroom suite. The property further benefits from gas central heating, Upvc double glazing, off-road parking, and gardens to the front and rear.

Vista Rise is located within close proximity to local amenities and public transport links. There is easy access to both Llandaff and Radyr villages, which offer a range of amenities and the link roads for the A470 & M4 motorway are just a short drive from the property.

This property is an ideal opportunity for a prospective purchaser to get their foot on the housing ladder.

Offered to the market with no onward chain.

Additional Information:

Tenure: Freehold. Please verify via your Solicitor.

Council Tax Band: D. Approximately £1716.00 per annum.

Land Transaction Tax: £0 (based on the asking price).

Square Footage: 544.67 Sq Ft.

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Approximate total area⁽¹⁾
544.67 ft²

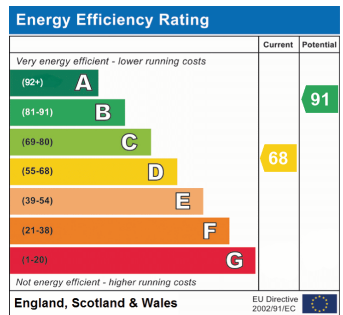
Reduced headroom
8.34 ft²

(1) Excluding balconies and terraces

Reduced headroom (below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.