

12 St
Marys Court
Cardiff
CF5 5PU

£1,495 Monthly



- DETACHED FOUR BEDROOM PROPERTY
- THREE RECEPTION ROOMS
- CLOAKROOM
- ENSUITE TO MAIN BEDROOM
- LARGE CONSERVATORY
- DRIVEWAY
- FRONT & REAR GARDEN
- CUL-DE-SAC LOCATION
- IMMACULATE THROUGHOUT
- CALL TODAY TO BOOK YOUR VIEWING ON 01446 502806

Ref: PRB10230

Viewing Instructions: Strictly By Appointment Only



General Description

Daniel Matthew Estate Agents are pleased to offer to let this immaculate four bedroom detached family home situated in the popular ... estate. Property comprises to the ground floor hallway, cloakroom, lounge, dining room, spacious kitchen/diner and conservatory. To the first floor main bedroom with en-suite, a further three bedrooms and a family bathroom with Jack and Jill door leading into bedroom three. Further benefits are off road parking to the front, front and rear garden, UPVC double glazing throughout and gas central heating, Viewings are highly recommended, please contact a member of our team on 01446 502806.

Accommodation

Entrance Hallway

Cloakroom/w.c



Lounge (16' 10" x 10' 05") or (5.13m x 3.18m)



Dining Room (16' 06" x 8' 0") or (5.03m x 2.44m)



Kitchen / Dining Room (26' 00" x 11' 03") or (7.92m x 3.43m)



Conservatory (19' 01" x 10' 07") or (5.82m x 3.23m)

Landing



Bedroom One (17' 07" x 13' 10") or (5.36m x 4.22m)



En Suite (8' 03" x 7' 05") or (2.51m x 2.26m)



Bedroom Two (13' 05" x 9' 11") or (4.09m x 3.02m)



Bedroom Three (11' 09" x 8' 10") or (3.58m x 2.69m)



Bedroom Four (9' 11" x 6' 09") or (3.02m x 2.06m)

Bathroom

Services

Mains electricity, mains water, mains gas, mains drainage

EPC Rating: C74

Council Tax

Band F

Deposit: £1495.00



Every effort has been taken in preparing these details as carefully as possible, however, intending purchasers should be aware that their accuracy is not guaranteed, all measurements are approximate and this does not form any part of any contract. Daniel Matthew Estate Agents has not tested any apparatus, fixtures, fittings, central heating systems or services mentioned in these particulars and intending purchasers are advised to satisfy themselves as to their working order or condition.