

UNDER OFFER

FRANCIS STREET

Francis Street

Cardiff Bay, Cardiff, CF11 0JX

CARDIFF BAY, CARDIFF

Francis Street

Cardiff Bay, Cardiff, CF11 0JX

ASKING PRICE

£490,000

4 BEDROOMS

3 BATHROOMS

2 RECEPTIONS

1,506 SQ FT

ROOF TOP GARDEN

GARAGE & DRIVEWAY

3/4 BEDROOMS

URBAN LIVING



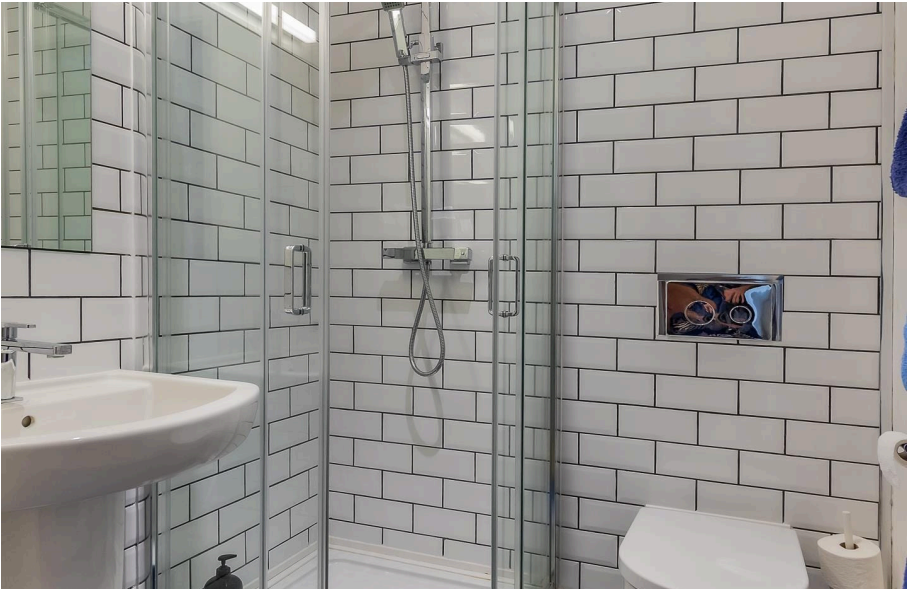
THE PROPERTY

A stylish executive contemporary town house, built and finished to a high specification. Situated in this desirable location within Cardiff Bay, this property enjoys expansive views from it's large wrap around roof terrace and balcony.

The accommodation is over three floors and comprises four bedrooms with an en suite to the master bedroom, living room with balcony, kitchen and dining room, ground floor utility room and integral garage. In addition to the spacious roof terrace is an enclosed rear garden. Driveway Parking, gas central heating and double glazed.



INSIDE



ACCOMMODATION

THE LOCATION

UTILITY ROOM	2.11 x 2.77
SNUG	3.06 x 2.35
LIVING ROOM	5.39 x 3.79
KITCHEN	2.84 x 5.35
DINING ROOM	2.84 x 2.17
OFFICE SPACE	2.55 x 3.11
MASTER BEDROOM	2.78 x 3.33
BEDROOM	2.56 x 3.78
BEDROOM	2.71 x 2.76

COUNCIL TAX BAND

PROPERTY TYPE	HOUSE - TOWNHOUSE
INTERNAL AREA	1,506 SQ FT
TENURE	FREEHOLD
COUNCIL TAX	BAND G · ABOUT £3,355 A YEAR <i>Cardiff Council, 2026/27 estimate</i>
EPC RATING	77 · POTENTIAL 80

FLOORPLAN



GROSS INTERNAL AREA
FLOOR 1: 30 m², FLOOR 2: 52 m²
FLOOR 3: 50 m², FLOOR 4: 7 m²
EXCLUDED AREAS: , PATIO: 31 m²
BALCONY: 4 m², DECK: 38 m²
TOTAL: 140 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Luke Trezise

SALES VALUER

PONTCANNA BRANCH

029 2049 9680

223–225 CATHEDRAL ROAD, PONTCANNA, CARDIFF, CF11 9PP

jeffreygross.co.uk



SCAN TO SEE WHAT'S
NEAR YOU

CARDIFF VALE CAERPHILLY BRISTOL

These particulars are a general guide and do not form part of any offer or contract. Measurements are approximate, taken at the widest points, and should not be relied on for carpets or furnishings. We have not tested any services, appliances, fittings or systems. Photographs may have been taken with a wide-angle lens. Tenure and council tax band are as advised by the seller and must be confirmed by your legal adviser. Jeffrey Ross, 223–225 Cathedral Road, Pontcanna, Cardiff, CF11 9PP. 029 2049 9680. The Property Ombudsman, membership D03828. jeffreygross.co.uk