

UNDER OFFER

Ffordd Yr Hen-Dai

Canton, Cardiff, CF11 8FJ

CANTON, CARDIFF

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GUIDE PRICE

£350,000

3 BEDROOMS

2 BATHROOMS

1 RECEPTION

1,374 SQ FT

CHAIN FREE

THE MILL DEVELOPMENT

MODERN FINISH THROUGHOUT

1374SQFT

TOWNHOUSE LIVING

THREE BEDROOMS, MASTER WITH
EN-SUITE

WELL PRESENTED GARDEN

DRIVEWAY & GARAGE



THE PROPERTY

Located on Ffordd Yr Hen-Dai, The Mill, this beautifully presented three-bedroom townhouse offers spacious, versatile accommodation, off-road parking, a garage, and a landscaped rear garden.

Arranged over three floors, the property provides well-proportioned living space ideal for families, professionals, or anyone seeking a home with both comfort and practicality. The welcoming reception room offers the perfect setting for relaxing or entertaining, while the layout has been thoughtfully designed to suit modern living.

The home features three generous bedrooms and two contemporary bathrooms, providing ample space for growing families or visiting guests. Outside, the landscaped rear garden creates a private haven.

Further benefits include off-road parking, a garage for additional storage or secure parking, and the added advantage of being offered to the market with no onward chain, allowing for a smooth and straightforward purchase.

Ideally positioned in the vibrant and highly sought-after area of Canton, the property is within easy reach of a fantastic selection of independent cafés, shops, restaurants, parks, well-regarded schools, and excellent transport links to Cardiff City Centre and beyond.

Combining generous living space with a prime location, this wonderful townhouse is ready for its next owners to move straight in and make it their own.



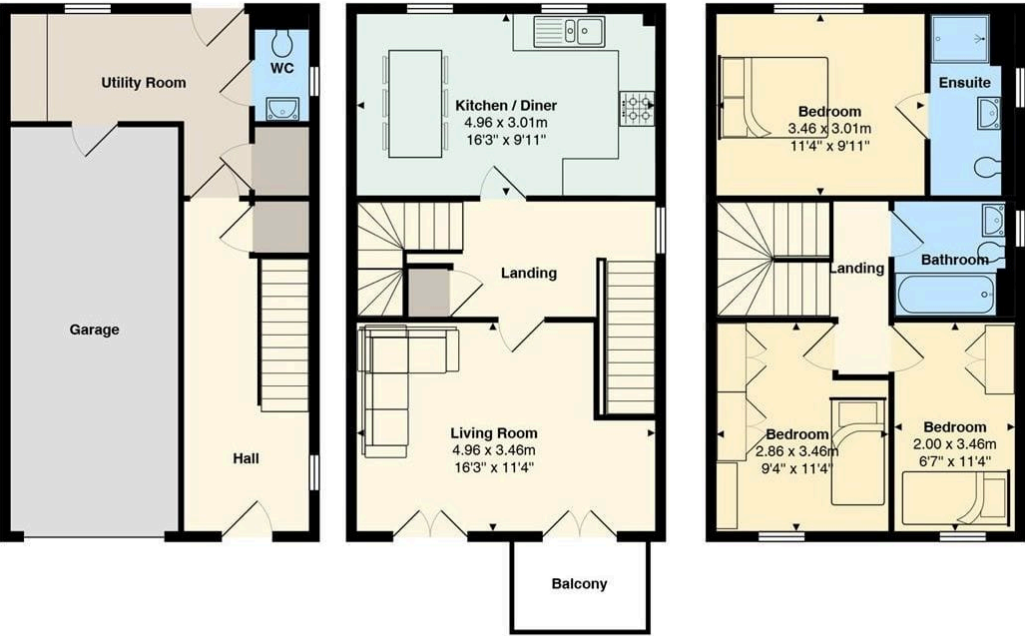
ACCOMMODATION

LOUNGE	4.95m x 3.45m
KITCHEN DINER	4.95m x 3.02m
BEDROOM 1	3.45m x 3.02m
BEDROOM 2	2.84m x 3.45m
BEDROOM 3	2.01m x 3.45m

PROPERTY TYPE	HOUSE - TOWNHOUSE
INTERNAL AREA	1,374 SQ FT
TENURE	FREEHOLD
COUNCIL TAX	BAND F · ABOUT £2,908 A YEAR <i>Cardiff Council, 2026/27 estimate</i>
EPC RATING	84 · POTENTIAL 94

FLOORPLAN

Ffordd Yr Hen-Dai



Total Area: 127.6 m² ... 1374 ft² (excluding balcony)

All measurements are approximate and for display purposes only



Ruby Ledley

SALES VALUER

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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