Torrens Drive

Lakeside, Cardiff, CF23 6DW

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OFFERS IN EXCESS OF

£420,000

3 BEDROOMS

1 BATHROOM

2 RECEPTIONS

1,012 SQ FT

SQ FT 1012	SEMI DETACHED
THREE BEDROOMS	SPLIT LEVEL
CONSERVATORY	CARDIFF HIGH CATCHMENT
DUEL AIR CONDITIONING	

THE PROPERTY

Welcome to this immaculate three-bedroom family home located on Torrens Drive in the desirable area of Lakeside, Cardiff. Spanning an impressive 1,012 square feet, this property offers a perfect blend of comfort and style, making it an ideal choice for families seeking a welcoming environment.

The property briefly benefits from entrance hall, lounge, kitchen / breakfast room and conservatory to the ground floor and to the fist and second floor there are three bedrooms and a family bathroom. Outside there is a teared rear garden with leavy surrounds.

Situated close to the picturesque Roath Park Boating Lake, this home is not only surrounded by natural beauty but also benefits from being in a high catchment area for Cardiff schools, making it an excellent choice for families with children.

This property is a rare find in a sought-after location, combining modern living with the charm of a family home. Do not miss the opportunity to make this delightful house your new home.

INSIDE

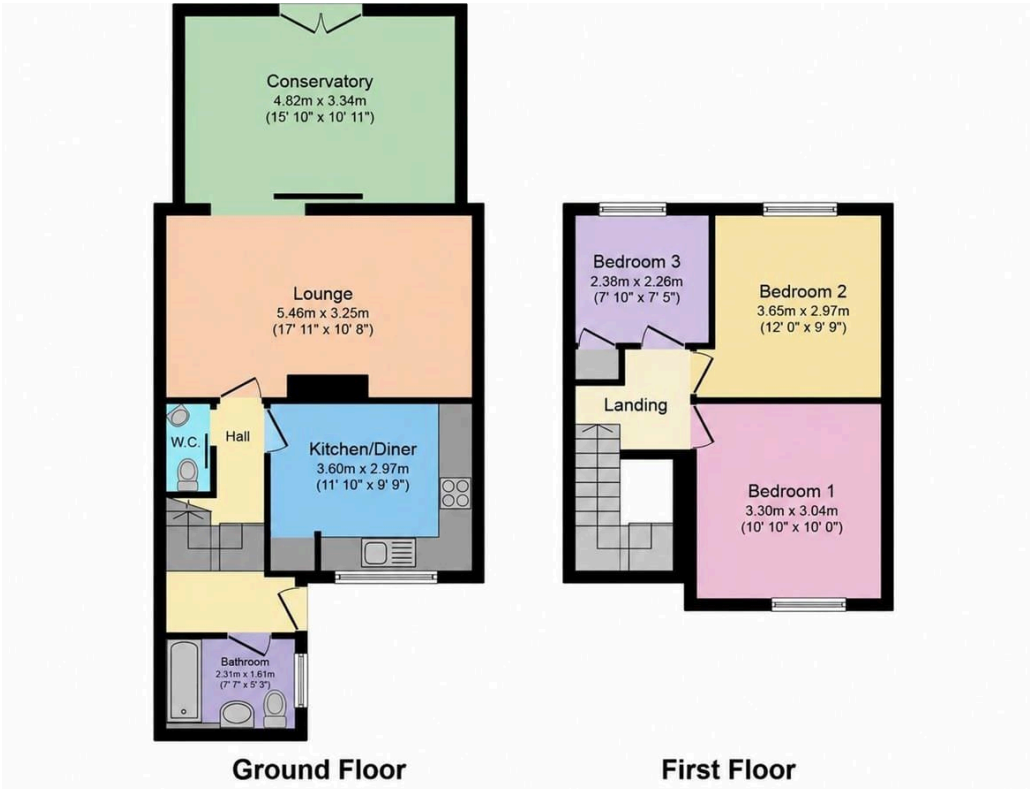
ACCOMMODATION

LOUNGE	5.46m x 3.25m
KITCHEN / DINER	3.61m x 2.97m
CONSERVATORY	4.83m x 3.33m
BATHROOM	2.31m x 1.60m
BEDROOM ONE	3.30m x 3.05m
BEDROOM TWO	3.66m x 2.97m
BEDROOM THREE	2.39m x 2.26m

SCHOOL CATCHMENT AREA

My English medium primary catchment area is Lakeside Primary School (year 2024-25) My English medium secondary catchment area is Cardiff High School (year 2024-25) My Welsh medium primary catchment area is Ysgol Y Berllan Deg (year 2024-25) My Welsh medium secondary catchment area is Ysgol Gyfun Gymraeg Bro Edern (year 2024-25)

PROPERTY TYPE	HOUSE
INTERNAL AREA	1,012 SQ FT
TENURE	FREEHOLD
COUNCIL TAX	BAND E · ABOUT £2,461 A YEAR *Cardiff Council, 2026/27 estimate*
EPC RATING	71 · POTENTIAL 85



Total floor area 94.0 sq. m. (1,012 sq. ft.) approx

Whilst every attempt has been made to ensure the accuracy of this floor plan, all measurements are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Specifically no guarantee is given on the total square footage of the property if shown on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.
Plan produced for Purple Bricks. Powered by PropertyBOX

Amanda Trinder

SENIOR VALUER / NEGOTIATOR

PENYLAN BRANCH

029 2049 9680

38 WELLFIELD ROAD, PENYLAN, CARDIFF, CF24 3PB

jeffreyross.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, 38 Wellfield Road, Penylan, Cardiff, CF24 3PB. 029 2049 9680. The Property Ombudsman, membership D03828. jeffreyross.co.uk