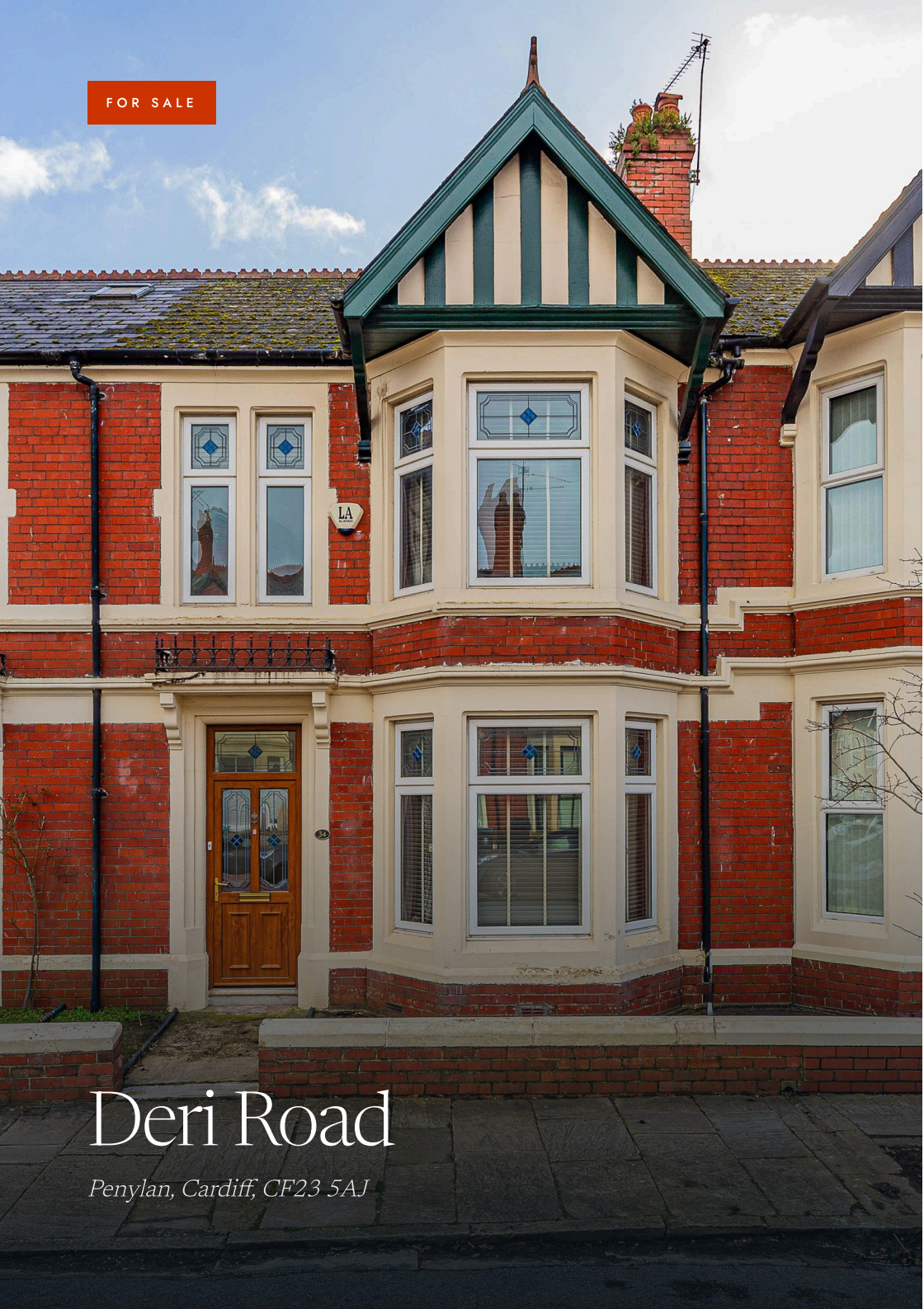

Deri Road

Penylan, Cardiff, CF23 5AJ

PENYLAN, CARDIFF

Deri Road

Penylan, Cardiff, CF23 5AJ

ASKING PRICE

£390,000

3 BEDROOMS

2 BATHROOMS

2 RECEPTIONS

1,011 SQ FT

1019 FT2	GROUND FLOOR W.C
THREE BEDROOMS	OFF ROAD PARKING
ENCLOSED REAR GARDEN	CHAIN FREE

THE PROPERTY

** Priced to sell ** Nestled on Deri Road in the desirable area of Penylan, this charming house offers a wonderful opportunity for both families and professionals alike. Spanning an impressive 1,011 square feet, the property features three well-proportioned bedrooms, two inviting reception rooms, perfect for entertaining guests or enjoying quiet evenings with family. The layout is both practical and welcoming, ensuring that every corner of the house is utilised to its fullest potential. The property includes a convenient shower room with tiled floor and a separate first floor bathroom with tiles floor catering to the needs of a busy household. outside there is an enclosed rear garden with roller shutter door allowing access to off road parking with potential for electric charging point, decking area and shed.

One of the standout features of this property is Waterloo Gardens, ideal for leisurely strolls or family picnics. Additionally, the house benefits from parking for one vehicle, a valuable asset in this sought-after location.

Offered with no onward chain, this property presents a fantastic opportunity for those looking to move swiftly into their new home. With a competitive price point, this house is not only a sound investment but also a delightful place to create lasting memories. Do not miss the chance to view this lovely home in Penylan, where comfort and convenience await.

INSIDE

ACCOMMODATION

ENTRANCE HALL	
LOUNGE	3.47m x 4.39m
DINING ROOM	3.92m x 3.46m
KITCHEN	2.98m x 2.17m
GROUND FLOOR SHOWER ROOM	
LANDING	
BEDROOM ONE	4.38m x 3.45m
BEDROOM TWO	7.38m x 3.48m
BEDROOM THREE	2.94m x 2.71m
BATHROOM	
GARDEN	
SCHOOL CATCHMENT AREA	

PROPERTY TYPE	HOUSE - MID TERRACE
INTERNAL AREA	1,011 SQ FT
TENURE	FREEHOLD
COUNCIL TAX	BAND F · ABOUT £2,908 A YEAR *Cardiff Council, 2026/27 estimate*
EPC RATING	64 · POTENTIAL 83

Total Area: 94.7 m² ... 1019 ft²

All measurements are approximate and for display purposes only

Not to scale. Measurements are approximate and for illustration only.

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