

FOR SALE

Grangemoor Court

Cardiff, CF11 0AF

CARDIFF

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ASKING PRICE

£245,000

3 BEDROOMS

2 BATHROOMS

2 RECEPTIONS

850 SQ FT

1ST FLOOR WATERFRONT DUPLEX
APARTMENT

BEAUTIFULLY PRESENTED

NUMEROUS VISITOR SPACES

3 BEDROOMS - EN SUITE TO
MASTER

LOUNGE WITH BALCONY

UNINTERRUPTED WATER VIEWS
OVER THE RIVER ELY & BEYOND

2 ALLOCATED PARKING SPACES

999 YEAR LEASE

BATHROOM

21' KITCHEN & DINING ROOM



THE PROPERTY

Welcome to this charming three-bedroom duplex apartment located in the desirable Grangemoor Court, Cardiff. Spanning an impressive 850 square feet, this property offers a perfect blend of comfort and style, making it an ideal home for families or professionals alike.

The apartment boasts three well-proportioned bedrooms, each offering a peaceful retreat at the end of the day. With two modern bathrooms, morning routines will be a breeze, ensuring convenience for all residents.

One of the standout features of this property is the delightful balcony, where you can enjoy stunning water views, perfect for unwinding after a long day or hosting friends for a summer gathering. The outdoor space enhances the overall appeal of the apartment, providing a lovely spot to soak in the surroundings.

Additionally, the property includes parking for two vehicles, a valuable asset in this sought-after area. Grangemoor Court is well-positioned, offering easy access to local amenities, parks, and transport links, making it a fantastic choice for those looking to enjoy the vibrant lifestyle Cardiff has to offer.

In summary, this duplex apartment combines modern living with scenic views, making it a must-see for anyone seeking a new home in Cardiff. Don't miss the opportunity to make this delightful property your own.



ACCOMMODATION

ENTRANCE HALL

BEDROOM 15.13m max x 3.23m max

EN SUITE SHOWER ROOM

BEDROOM 24.11m max x 2.36m

BEDROOM 32.46m x 2.29m

BATHROOM

FIRST FLOOR LANDING

LOUNGE4.90m max x 3.20m max

KITCHEN DINING AREA6.50m max x 3.63m max

GROUNDS

INFORMATION

PROPERTY TYPEAPARTMENT - DUPLEX

INTERNAL AREA850 SQ FT

TENURELEASEHOLD

COUNCIL TAXBAND F · ABOUT £2,908 A YEAR
Cardiff Council, 2026/27 estimate

EPC RATING58 · POTENTIAL 74

FLOORPLAN



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



Paul Davies

SENIOR VALUER WHO FIRST STARTED OUR SALES OFFERING ...
PENARTH BRANCH

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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, 9a Royal Buildings, Victoria Road, Penarth, CF64 3ED. 029 2041 5161. The Property Ombudsman, membership D03828. jeffreyross.co.uk