

UNDER OFFER



Lady Mary Road

Penylan, Cardiff, CF23 5NS

PENYLAN, CARDIFF

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ASKING PRICE

£1,100,000

4 BEDROOMS

4 BATHROOMS

4 RECEPTIONS

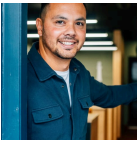
2,924 SQ FT





OUR COMMENTS

A very impressive and extended detached home undergone a full renovation. A great opportunity in a super location. A show stopper of a family home !



RAMZY BANCROFT
BRANCH MANAGER · PENYLAN



8

LADY MARY
ROAD

THE PROPERTY

A stunning detached family home This property has undergone an extensive renovation inside and out, offering a super family home. Packed full of modern features and additions making this an exceptional contemporary home to fit any modern family. Upon entering you are greeted by a full high entrance with feature glass floating stairs, WC, Lounge area, dining area, and impressive open plan kitchen dining living space with glass doors leading to the garden. There is also a secondary kitchen/ utility room with access to the integral storage area. Upstairs there are four luxurious double bedrooms, ensuite shower room, and show stopping main bedroom boasts a walk through dressing room and ensuite. On the top floor is a large double bedrooms with ensuite shower room. Outside offers landscaped gardens, with a paved front offering off road parking for multiple spaces for cars to park, plus electric gates. To the rear there is a good size patio and lawn an offers a private outlook. The property is located in a highly desirable location with Roath Park Lake at the end of the road, as well as a choice of shops and amenities. This location is also with a short walk to the University Hospital of Wales, and within popular school catchment, making this a dream family home. OFFERED WITH NO ONWARD CHAIN

KEY FEATURES

ENOVATION

2 X EN-SUITES

DRESSING ROOM / BEDROOM

GATED DRIVEWAY

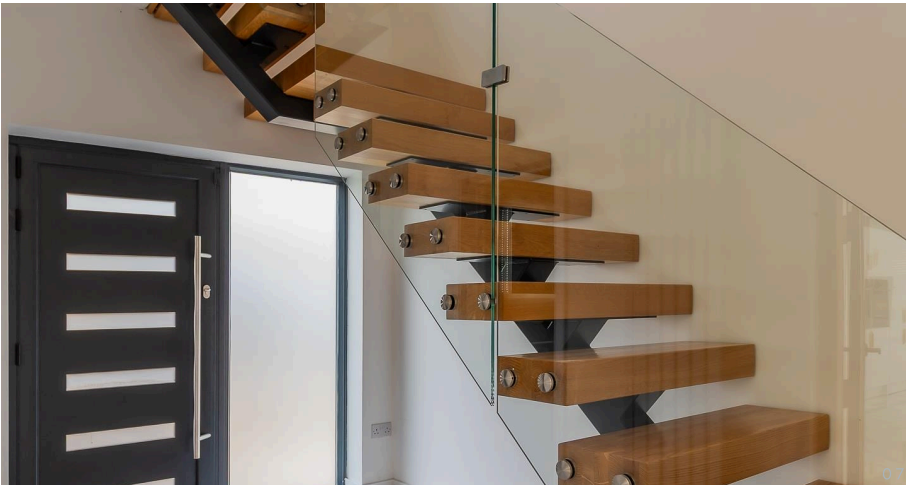
NO CHAIN

HIDDEN KITCHEN/ UTILITY

INTEGRAL STORAGE SHED

CARDIFF HIGH SCHOOL CATCHMENT

DETACHED





INSIDE



OWNERS' COMMENTS

*"A High standard of finish throughout, &
Great location (proximity to roath park)"*

THE OWNERS
PENYLAN, CARDIFF



ACCOMMODATION

SCHOOL CATCHMENT

*Lakeside Primary School Ysgol Y Berllan Deg Cardiff High School
Ysgol Gyfun Gymraeg Bro Edern * subject to availability & change*

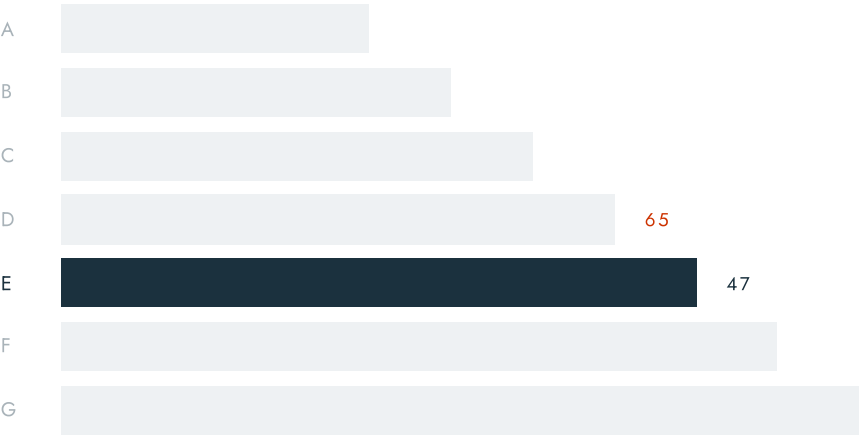
FLOORPLAN



Total Area: 274.0 m² ... 2949 ft²
All measurements are approximate and for display purposes only

Energy efficiency

Currently band E, with the potential to reach band D.



Rating 47 · potential 65. The full certificate is available on request and on the property's page at jeffreyross.co.uk.

PROPERTY TYPE	HOUSE - DETACHED
INTERNAL AREA	2,924 SQ FT
TENURE	FREEHOLD
COUNCIL TAX	BAND H · ABOUT £4,026 A YEAR <i>Cardiff Council, 2026/27 estimate</i>
EPC RATING	47 · POTENTIAL 65

COME AND SEE IT

Arrange a viewing

*Our Penylan team can arrange a private viewing,
usually within days – call 029 2049 9680.*



Ramzy Bancroft

BRANCH MANAGER

PENYLAN BRANCH

029 2049 9680

38 WELLFIELD ROAD, PENYLAN, CARDIFF, CF24 3PB



SCAN TO SEE WHAT'S
NEAR YOU

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. jeffreyyross.co.uk

jeffreygross.co.uk

CARDIFF

VALE

CAERPHILLY

BRISTOL



SCAN TO SEE WHAT'S
NEAR YOU