

FOR SALE

Pendyris Street

Grangetown, Cardiff, CF11 6BH

GRANGETOWN, CARDIFF

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ASKING PRICE

£185,000

1 BEDROOM

1 BATHROOM

1 RECEPTION

844 SQ FT

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HISTORIC VICTORIAN CONVERSION

ONE BEDROOM ON A MEZZANINE LEVEL

26 FOOT KITCHEN/LIVING ROOM

UNIQUE FEATURES



THE PROPERTY

This exquisite one-bedroom luxury apartment offers a unique blend of modern living and Victorian charm. Spanning an impressive 844 square feet, the property is set within a beautifully converted Victorian building, showcasing the elegance of its era while providing contemporary comforts. Upon entering, you are greeted by a secure communal entrance hallway, ensuring peace of mind and a welcoming atmosphere. The apartment itself boasts a spacious reception room, perfect for both relaxation and entertaining. The cleverly designed mezzanine level adds an extra dimension to the living space, providing a versatile area that can be tailored to your needs, whether as a study, reading nook, or additional storage. The well-appointed bedroom offers a tranquil retreat, while the modern bathroom is designed with both style and functionality in mind. With lift access directly to the apartment, convenience is at the forefront of this property, making it suitable for a variety of lifestyles. One of the standout features of this apartment is the absence of an onward chain, allowing for a smooth and efficient purchasing process. This property is ideal for first-time buyers, professionals, or those seeking a stylish city pad in a vibrant location.

INSIDE

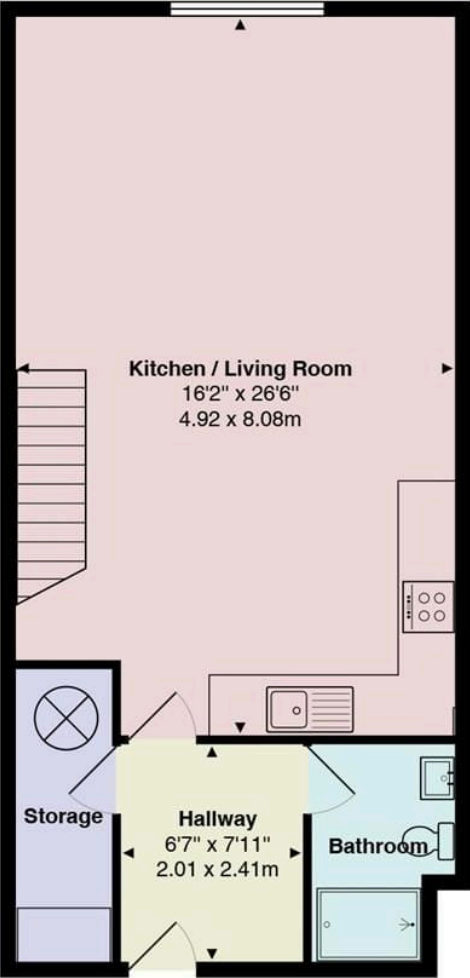


ACCOMMODATION

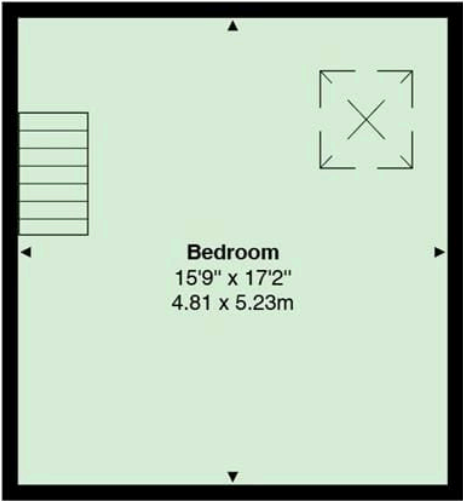
HALLWAY	2.41m x 2.01m
KITCHEN/LIVING ROOM	8.08m x 4.93m
BEDROOM	5.23m x 4.80m
MOBILE & BROADBAND	
SCHOOL CATCHMENT	

PROPERTY TYPE	FLAT/APARTMENT
INTERNAL AREA	844 SQ FT
TENURE	LEASEHOLD
COUNCIL TAX	BAND D · ABOUT £2,013 A YEAR <i>Cardiff Council, 2026/27 estimate</i>
EPC RATING	40 · POTENTIAL 74

FLOORPLAN



Tramshed



Total Area: 844 ft² ... 78.4 m²

All measurements are approximate and for display purposes only



Luke Trezise

SALES VALUER

PONTCANNA BRANCH

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223–225 CATHEDRAL ROAD, PONTCANNA, CARDIFF, CF11 9PP

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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