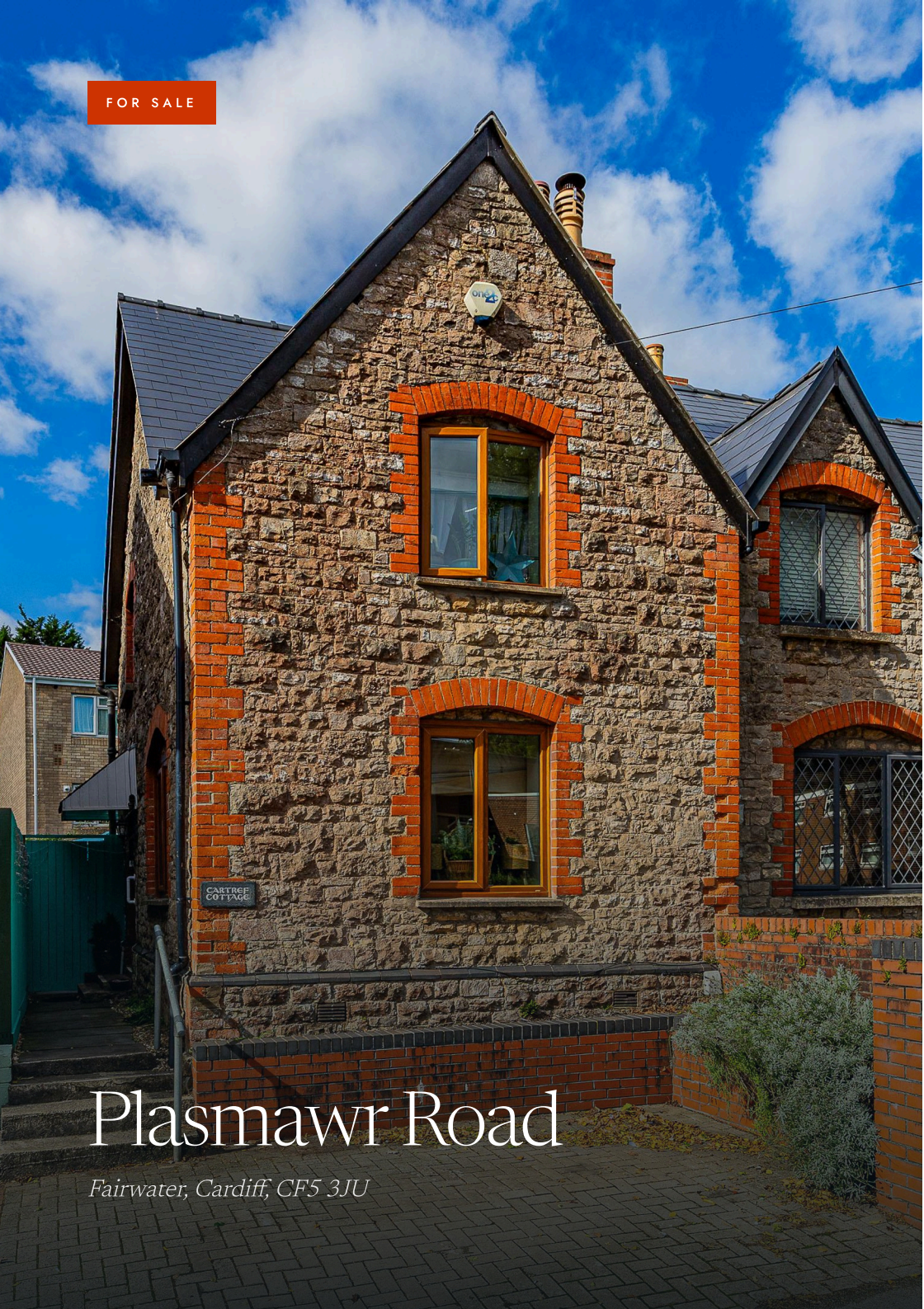


FOR SALE



CARTREF
COTTAGE

Plasmawr Road

Fairwater, Cardiff, CF5 3JU

FAIRWATER, CARDIFF

Plasmawr Road

Fairwater, Cardiff, CF5 3JU

ASKING PRICE

£300,000

3 BEDROOMS

1 BATHROOM

1 RECEPTION

942 SQ FT

THREE BEDROOMS

OFF ROAD PARKING

942 SQFT

STONE COTTAGE

CONVENIENT TRANSPORT LINKS

NEW ROOF & REFURBISHED
CHIMNEYS



THE PROPERTY

Nestled on Plasmawr Road in the popular area of Fairwater, Cardiff, this unique stone cottage presents an opportunity for those seeking a delightful home. With three well-proportioned bedrooms, this property offers a warm and welcoming space for those seeking a bright and comfortable home.

The character of the stone cottage is evident throughout, showcasing traditional features that add to its charm and appeal.

The property also benefits from off-road parking, a valuable asset in this bustling area, ensuring convenience and ease for residents and visitors alike.

Fairwater is a vibrant community, offering a range of local amenities, parks, and excellent transport links to Cardiff city centre. This location provides the perfect balance of suburban tranquillity and urban accessibility, making it an ideal choice for those who appreciate both the peace of a residential area and the excitement of city life.

In summary, this three-bedroom stone cottage on Plasmawr Road is a rare find, combining unique character with practical living features. It is a wonderful opportunity for anyone looking to settle in a welcoming community in Cardiff.

INSIDE



ACCOMMODATION

ENTRANCE HALLWAY	3.56m x 4.95m
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LIVING ROOM	3.56m x 4.06m
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DINING ROOM	3.05m x 3.23m
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KITCHEN	3.05m x 3.81m
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BEDROOM 1	3.56m x 4.06m
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BEDROOM 2	3.20m x 2.87m
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BEDROOM 3	2.46m x 2.87m
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ATTIC

Boarded & accessed through the third bedroom. Used for storage.

PROPERTY TYPE	HOUSE
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INTERNAL AREA	942 SQ FT
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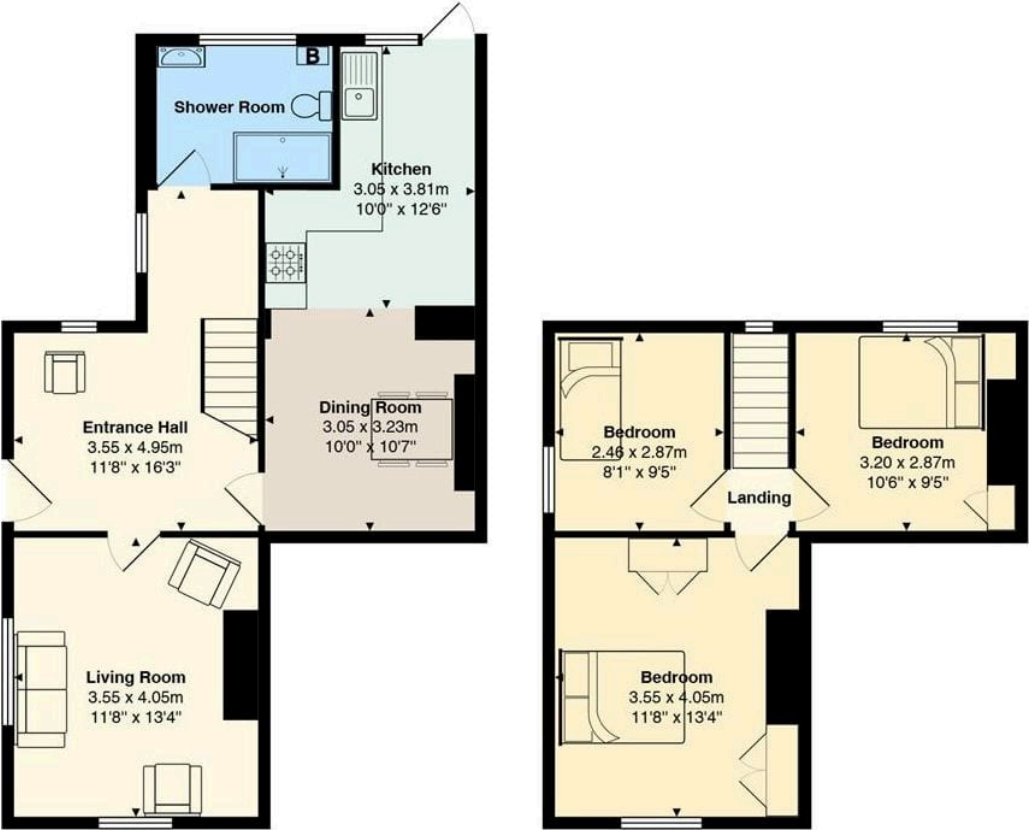
TENURE	FREEHOLD
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COUNCIL TAX	BAND E · ABOUT £2,461 A YEAR <i>Cardiff Council, 2026/27 estimate</i>
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EPC RATING	61 · POTENTIAL 85
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FLOORPLAN

Cartref Cottage



Total Area: 87.5 m² ... 942 ft²

All measurements are approximate and for display purposes only



Ruby Ledley

SALES VALUER

PONTCANNA BRANCH

029 2049 9680

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

jeffreygross.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, 223–225 Cathedral Road, Pontcanna, Cardiff, CF11 9PP. 029 2049 9680. The Property Ombudsman, membership D03828. jeffreygross.co.uk