



FREEHOLD

House - Terraced

# 18 GREEN STREET, CARDIFF, CF11 6LN

Offers In The Region

## £349,995

FEATURES



# 4 Bedroom House - Terraced located in Cardiff

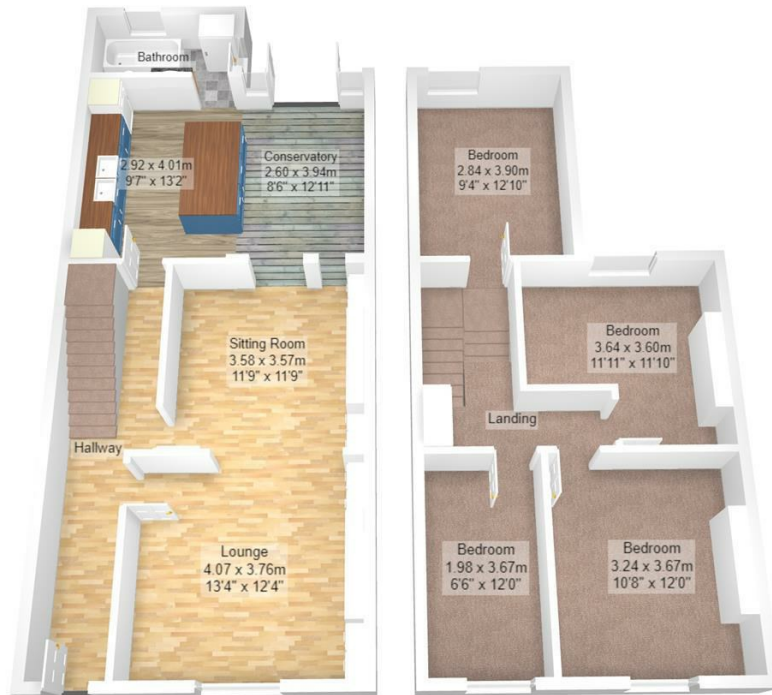
\*VIEWINGS 14.09.2024\*

Maison welcome this bright and spacious 4 bedroom house situated on Green Street. The property is conveniently located a 10 minute walk from the city centre, Cardiff central train station and Pontcanna, making it easy to enjoy all the amenities and attractions that Cardiff has to offer. The property further benefits from an enclosed rear garden and is being offered with no onward chain.

One unique feature of this property is the basement, providing extra space that can be utilised in various ways to suit your needs. The house is designed in a modern style throughout, offering a sleek and contemporary living environment.

To the ground floor, this large home boasts 2 reception rooms and large kitchen, perfect for entertaining guests or simply relaxing with friends and family. Along with a downstairs bathroom and garden that allows afternoon and evening sun.

To the first floor the property comprises of 4 bedrooms, two of which show the beautiful stadium.



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Council Tax Band

D

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			83
(69-80) C		68	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

