



£235,000
leasehold

Landmark Place, Cardiff CF10 2HT

- EPC Rating: C
- No Onwards Chain
- Stunning Views
- City Centre Location
- One Allocated Parking Space





About The Property

Beautifully Presented Throughout with Modern Fixtures and Fittings ALL TO BE SOLD WITH NO CHAIN! Situated on the 11th floor with stunning views across the whole of Cardiff this property MUST BE SEEN to be appreciated. Plus allocated parking.

Accommodation

Entrance Hall

Enter into hall. Access to all rooms, Two storage cupboards.

Lounge

13' 5" MAX x 21' 5" MAX (4.09m MAX x 6.53m MAX)
Open plan to kitchen, Floor to ceiling window to front.

Kitchen

Fitted with a range of base and eye level units with work tops over, Stainless steel sink and drainer Built in oven, Electric hob and cooker hood, Hot plate, Integral washing machine / Fridge freezer.

Bedroom One

16' Max x 9' 11" Max (4.88m Max x 3.02m Max)
Floor to ceiling window to front, Built in double wardrobes.
Access to en suite.

Ensuite

Peter Alan - Albany Road

02920 462246
albanyroad@peteralan.co.uk
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Fitted with a three piece suite comprising walk in shower, WC, wash hand basin.

Bedroom Two

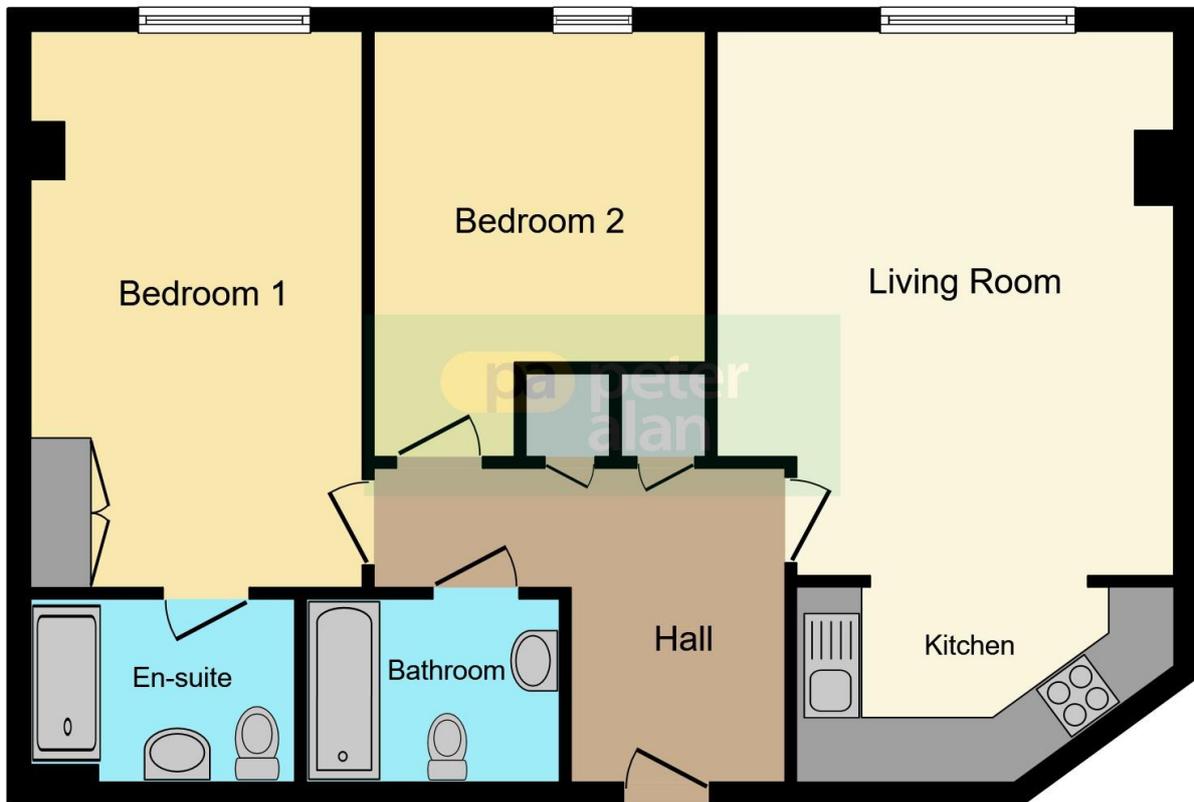
10' 3" Max x 9' 11" Max (3.12m Max x 3.02m Max)
Window to front.

Bathroom

Fitted with a three piece suite comprising shower over bath, WC and wash hand basin.

Lease Details.

Lease - 999 years from 20th November 2000.
Ground Rent - £200 yearly.
Service Charge - £1313.70 every 6 months.
Car Park - £50 yearly.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

Lease details are currently being compiled. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

