



Vaindre Close, St. Mellons Cardiff CF3 0LJ

welcome to

Vaindre Close, St. Mellons Cardiff

No Chain! An attractive end-terrace home in popular St Mellons, close to local amenities and transport links.

Offering a lounge, kitchen/diner, conservatory, two bedrooms, and a shower room, plus an enclosed rear garden and driveway parking—ideal for first-time buyers, investors, or downsizers.

Ground Floor

Entrance

Double glazed front door into:

Porch

Secondary door into:

Lounge

14' Max x 12' 7" Max (4.27m Max x 3.84m Max)

Double glazed window to front aspect, gas fire, radiator, wooden flooring and stairs rising to first floor.

Kitchen/Dining Area

13' 11" x 9' 3" (4.24m x 2.82m)

Fitted with a range of wall and base level units with complementary work surfaces over, sink unit, integrated gas hob, electric oven and grill, spaces for washing machine, dishwasher and fridge/freezer, tiled flooring in the kitchen area, wooden flooring in the dining area, radiator, wall mounted combi boiler, double glazed window to rear aspect and double glazed doors providing access to:

Conservatory

10' 9" x 6' 6" (3.28m x 1.98m)

Half brick and half pvc construction with polycarbonate roof, tiled flooring, radiator, powerpoints and double glazed French doors providing access to rear garden.

First Floor

Landing

Loft hatch, airing cupboard, laminate flooring and doors providing access to:

Bedroom One

11' 11" Max x 9' 10" (3.63m Max x 3.00m)

Double glazed window to front aspect, wooden flooring, ceiling fan and fitted wardrobes.

Bedroom Two

11' 3" Max x 6' 9" Max (3.43m Max x 2.06m Max)

Double glazed window to rear aspect, radiator and laminate flooring.

Shower Room

Fitted with a three piece suite comprising shower cubicle, WC and wash hand basin inset to vanity unit, tiled flooring, spotlights, heated towel rail and double glazed window to rear aspect.

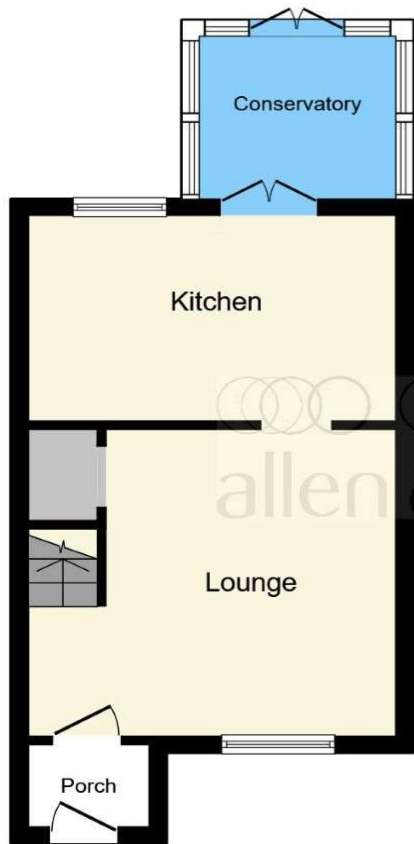
Outside

Front

Paved area to side of drive and driveway providing off street parking.

Rear Garden

Enclosed with artificial grass area, decking area, outside tap, wooden shed to remain and gated side access.

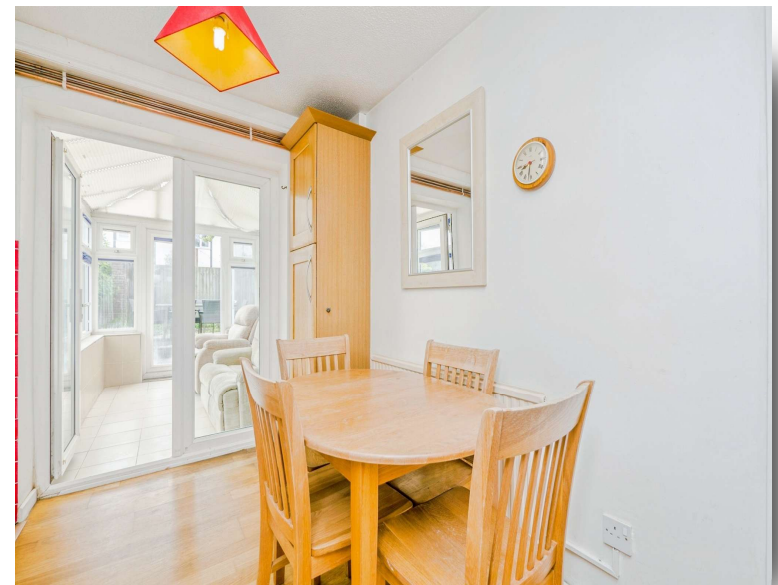


Ground Floor



First Floor

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.



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Vaindre Close,
St. Mellons Cardiff

- End Terraced Home
- Two Bedrooms
- Lounge
- Fitted Kitchen/Dining Area
- Conservatory

Tenure: Freehold EPC Rating: C
Council Tax Band: C

offers in excess of
£180,000



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Property Ref:
ROA114896 - 0002

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allen & harris



029 2046 4744



roath@allenandharris.co.uk



84 Albany Road, CARDIFF, South Glamorgan,
CF24 3RS



allenandharris.co.uk