



48 Poplar Road, Cardiff
Cardiff

£250,000

FORTIS
Estate Agents



48 Poplar Road

Cardiff, Cardiff

Charming three-bed terraced house in a popular area with parking, modern bathroom, summer house, and no onward chain. Ideal for families or first-time buyers. Close to local amenities.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Popular Location
- No Chain
- Three Bedrooms
- Parking
- Private Rear Garden
- Summer House



Entrance Hall

Entering through a UPVC front door, the bright entrance hall features doors to the kitchen diner, lounge and stairs to the landing. There is also a radiator.

Living Room

The spacious living room features a fireplace with hearth and mantle, radiator, pendant ceiling light point and UPVC window to the rear elevation. Doors leads to the kitchen diner and entrance hall.

Kitchen

The Kitchen Diner offers a spacious open plan living area; tiled throughout it provides ample space for a dining table and chairs as well as a kitchen with upper and lower cabinetry. The kitchen features a space for a washing machine, an integrated hob and space for an oven. Partially tiled, the kitchen also has a sink and counter top space for appliances. The room is bright, benefiting from ceiling spotlights, UPVC windows and a glass paneled door leading to the garden. There is power point access in both areas of the room. Doors lead to the entrance hall, lounge, hallway and garden.

Dining Room

Rear Lobby

Accessible via the front of the property and the kitchen, this hallway offers quick access to the front of the property as well as access to the W/C.

Guest WC

Partially tiled W/C offers a toilet, pedestal sink and towel rail. It also has a small window and spotlights. Door leads to hallway.

First Floor Landing

Landing provides attic access as well as doors leading to the bedrooms and bathroom. Stairs lead to the ground floor. Landing also features a ceiling light point and a window to the front elevation of the property.

Bedroom One

Main bedroom benefits from a UPVC window on the rear elevation and built in storage. There is also a radiator and





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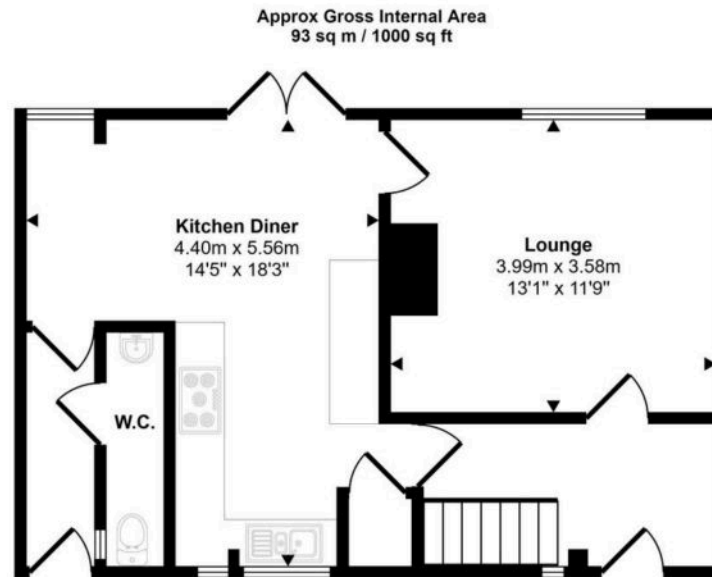
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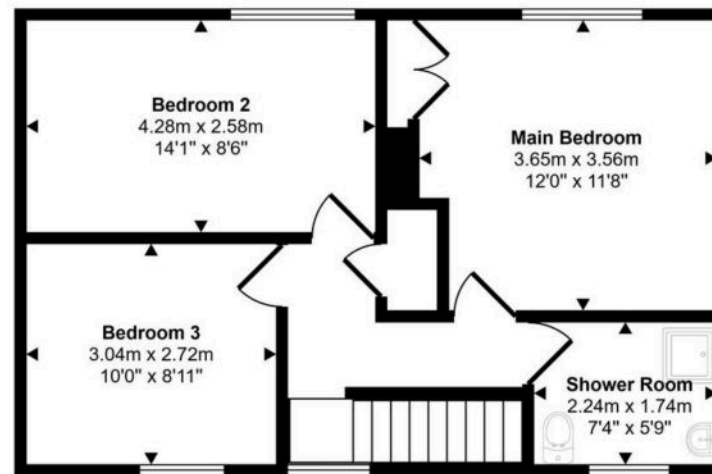
Bedroom One

Main bedroom benefits from a UPVC window on the





Ground Floor
Approx 47 sq m / 504 sq ft



First Floor
Approx 46 sq m / 496 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

GARDEN

South Easterly facing rear garden with summer house and storage shed.

OFF STREET

2 Parking Spaces

