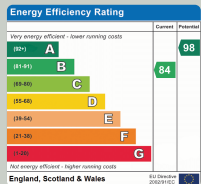






## REDUCED

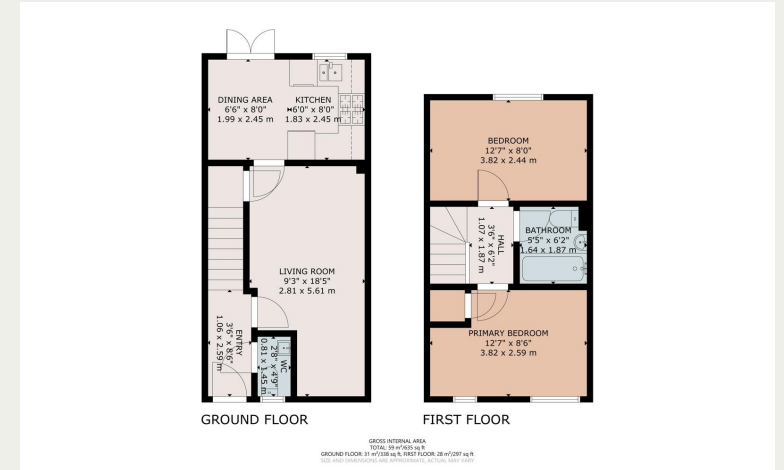
Offers Over £210,000

19 Eastside Quarter, Llanedeyrn,  
Cardiff, South Glamorgan CF23 9PN

-  2 Bedroom
-  1 Bathroom
-  1 Receptions



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### Property Descriptions

Modern, Low-Maintenance Living in a Residential Cul-De-Sac – Ideal for First-Time Buyers!

Chambers Estate Agents are pleased to bring to market this beautifully presented, mid-terrace home situated in the sought-after residential development known as Eastside Quarter, Llanedeyrn.

Set within a quiet cul-de-sac, this modern property offers a balanced accommodation, whilst benefiting from excellent access to local amenities and transport links. The accommodation is thoughtfully laid out and comprises an inviting entrance hall, cloakroom/wc, spacious living room, and a bright kitchen/breakfast room. Upstairs, there are two well-proportioned bedrooms and a contemporary bathroom suite. The property also benefits from gas central heating via a combination boiler, Upvc double glazing throughout, and an enclosed low-maintenance rear garden, perfect for outdoor entertaining. Additionally, off-road parking is provided.

Built by renowned developers Persimmon Homes, Eastside Quarter is ideally positioned on the east side of Cardiff. The location offers easy access to the vibrant city centre, while commuters will appreciate the almost immediate access to the A470 and M4 link roads, making travel across the region effortless.

A selection of local shops, schools, and recreational facilities are within close proximity, ensuring that daily essentials are always close at hand.

IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property

# Chambers

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