

FOR SALE

Guide Price £379,995



Coryton Rise, Whitchurch, Cardiff, South Glamorgan CF14 7EL

🛱 4 Bedroom 🛱 2 Bathroom 😔 2 Receptions



Property Descriptions

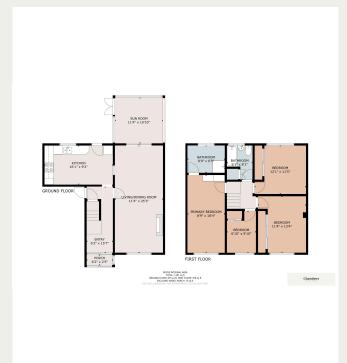
Tucked away in the sought-after residential area of Coryton Rise, this four-bedroom semi-detached family home presents an excellent opportunity for buyers looking to modernise and add value. Well maintained over the years, the property is now ready for a programme of upgrading, making it the perfect canvas to create a contemporary family home tailored to personal tastes.

The accommodation begins with a welcoming entrance porch leading into a bright and spacious hallway. A well-proportioned living and dining room that offers an excellent space for entertaining and family life. The adjoining conservatory provides additional living space, enjoying views over the enclosed rear garden. The fitted kitchen, while functional, offers potential for refurbishment to enhance its design and usability. Upstairs, the property offers four bedrooms, including an en-suite shower room. The remaining bedrooms are served by a family bathroom, which, like much of the property, would benefit from modernisation. Additional features include gas central heating, UPVC double glazing, a single garage, and off-road parking.

Coryton Rise is ideally situated for families, with a selection of highly regarded schools within close proximity. Coryton Primary School is just 0.4 miles away, while Ysgol Gymraeg Melin Gruffydd, a well-respected Welsh-medium primary school, is 1 mile from the property. For secondary education, Whitchurch High School, renowned for its strong academic record. is located 1.5 miles away

☑ Info@chambersestateagents.co.uk

Q 35 Merthyr Road, Cardiff, CF14 1DB



www.chambersestateagents.co.uk

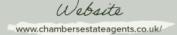
Chambers

20292 052 2106

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.









mail info@chambersestateagents.co.uk



Phone T: 0292 052 2106



Branch 35 Merthyr Road, Cardiff CF14 1DB

Finding Homes Since 1992.