



3 Bedroom 1 Bathroom 2 Receptions



### Property Descriptions

Felin Fach, Whitchurch, Cardiff – A Spacious Family Home in a Prime Location.

Situated in the sought-after suburb of Whitchurch, this substantial semi-detached residence offers approximately 1,300 sq ft of versatile living space, ideal for families seeking comfort and convenience.

The ground floor comprises a welcoming entrance hall, a bright sitting room, a generous living/dining room perfect for entertaining, a modern fitted kitchen, a practical utility room, and a well-appointed ground floor bathroom. Upstairs, three comfortable bedrooms are served by a shower room.

The property benefits from UPVC double glazing, gas central heating, off-road parking, and easy-care gardens to the front and rear—ideal for low-maintenance living.

Felin Fach occupies a prime position just a short walk from the heart of Whitchurch village, renowned for its independent shops, cafés, restaurants, and warm community atmosphere. Families will appreciate the wide choice of excellent local schools, including well-regarded English and Welsh medium primaries and secondaries, as well as the nearby Cardiff Steiner School and prestigious private institutions such as Howell's School and Kings Monkton.



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