



KEY
EXECUTIVE
SALES

Prospect Place, Ferry Court, Cardiff Bay, CF11 0JD

£125,000

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CF11 0JD**



Additional Information

Council Tax Band D
The service charge is £2,100 per annum, which includes water rates. This charge typically covers maintenance and upkeep of common areas and facilities within the development. Ground rent is £150 per annum. The lease for this property is 125 years from 2004,.



- On-site Residents Gym and Swimming Pool
- Allocated Parking
- 24 Hour Concierge Service
- 1 Bedroom and 1 Bathroom
- Vacant Possession from April 2024
- No Onward Chain



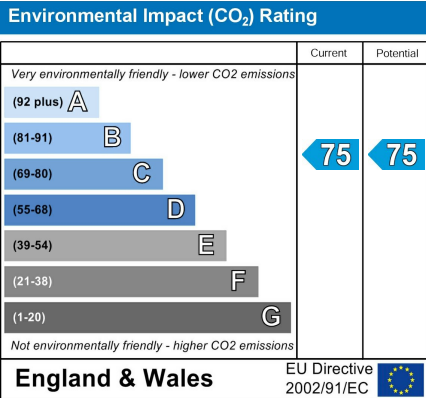
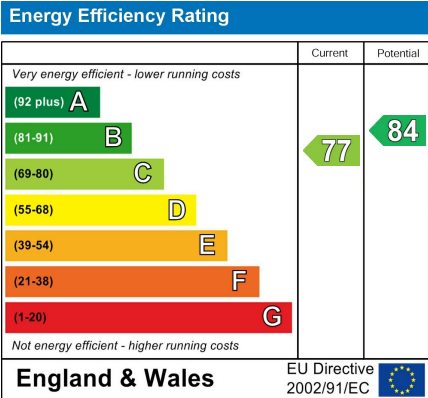
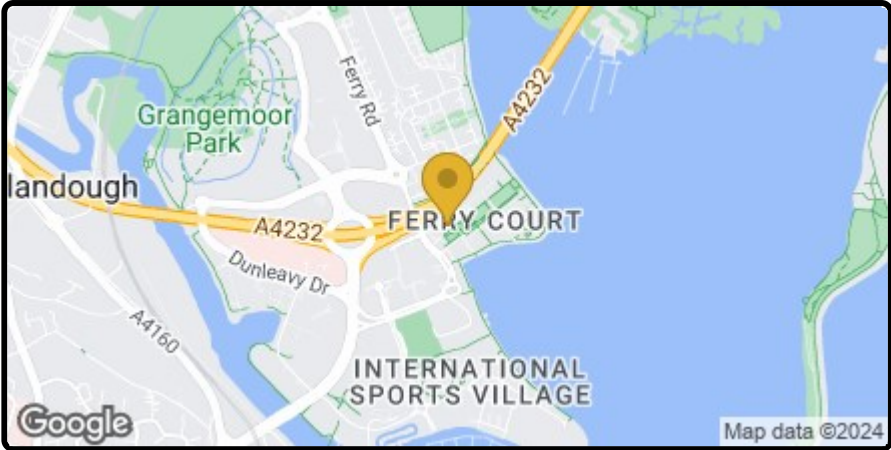
The Apartment is situated within this much sought gated development. Prospect Place is located on the waters edge with 2 rows of buildings overlooking a central large communal green area. On-site facilities include concierge, video entry-phone, lift to all floors, electric gates on entry plus fitness suite to include gymnasium plus swimming pool with Spa. It's known for its central location within the International Sports Village, which is a vibrant and modern area.

The apartment comprises an entrance hallway, a spacious living room with a Juliet balcony, a kitchen with integrated appliances, a double bedroom with fitted wardrobes, and a newly fitted three-piece bathroom. This layout is typical of one-bedroom apartments and provides a comfortable living space.

The property offers several amenities, including allocated parking, which is a valuable addition in urban areas where parking can be limited. Additionally, there are on-site leisure facilities such as a swimming pool and a gym, providing convenience and options for a healthy lifestyle.

The property is currently rented at £850.00 per calendar month (pcm) until April 2024. This can be an attractive feature for potential buyers, as it provides a steady stream of income for the owner.

Cladding and Funding:
 We have been informed that cladding works are in progress, and the funding has been secured through the Welsh government via Belway Homes. The fact that this property's cladding issue is being addressed and funded can provide peace of mind for potential buyers.



Prospect place



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