



90 Meridian Plaza Bute Terrace, Cardiff, CF10 2FQ

Price £149,950



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Discover Urban Excellence at Meridian Plaza

Nestled in the vibrant heart of Cardiff, the luxurious one-bedroom apartment at Meridian Plaza offers an unparalleled urban lifestyle. This property is not just a home; it's a gateway to the dynamic life the city offers, combined with the comfort and security of a high-end apartment complex.

Sophisticated Living

Upon entering the apartment, you are greeted by high-quality oak flooring that sets the tone for the sophisticated interior design. The space is optimized for warmth and light, with a modern fitted kitchen that serves as the heart of the home. Equipped with the latest Bosch appliances and stylish fixtures, it's perfect for both the casual cook and the culinary enthusiast.

Comfort and Convenience

The bedroom, a haven of tranquility, promises restful nights with its plush furnishings and ample storage. A Juliet balcony extends the living space, offering picturesque views of Cardiff's bustling city center and allowing natural light to flood the apartment.

Premium Amenities

Meridian Plaza is synonymous with luxury and convenience. The round-the-clock concierge service ensures that residents' needs are attended to promptly. From parcel delivery handling to security, every detail is managed with meticulous care.

Optimal Location

Location is everything, and this apartment is at the center of it all. A short walk brings you to a myriad of shopping, dining, and entertainment options. Whether it's high-end shopping, visiting local eateries, or enjoying the nightlife, everything is just around the corner.

Transportation Hub

Connectivity is crucial in urban living, and this apartment excels in this aspect. With the Cardiff Central station nearby, residents have quick access to local and national destinations. Additionally, the proximity to the M4 motorway opens up convenient routes for both commuting and leisure travels.

Investment Potential

For investors, this apartment is a gem. With a rental history of £1,100 per month and a long lease term, it represents a stable and lucrative investment opportunity. The property's strategic location and upscale amenities continually attract high rental demand.

Building Integrity and Safety

Safety is paramount, and the EWS1 certification of the building ensures that it meets all modern safety standards. Residents can live with peace of mind knowing that their home is secure and compliant with the latest regulations.

Council Tax

Band D.





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		86	86
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(82 plus) A			
(61-81) B			
(49-60) C			
(35-48) D			
(19-34) E			
(1-30) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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