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CARDIFF

VALE

CAERPHILLY

BRISTOL





Comments by Mr Gwyn Davies



Property Specialist
Mr Gwyn Davies
Lettings Manager

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Connaught Road, Roath



Total Area: 70.0 m² ... 754 ft²

All measurements are approximate and for display purposes only

Superb, spacious, top-floor flat!

Comments by the Homeowner





Connaught Road

Roath, Cardiff, CF24 3PU

PCM

£925 PCM



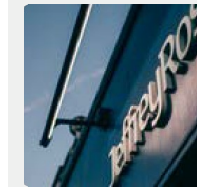
1 Bedroom(s)



1 Bathroom(s)



754.00 sq ft



Contact our
Penylan Branch

02920 499680

JeffreyRoss are delighted to have been instructed to market this extremely spacious and well presented, one-bedroom top-floor apartment on the ever-popular and always convenient, Connaught Road, Roath - just off Albany Road. The property has been re-decorated and offers a modern and spacious lounge/diner overlooking the street, a very stylish kitchen area with integrated appliances (washer, dryer, and fridge/freezer). The flat has a huge double bedroom is provided with excellent storage. The property is completed by a modern shower room with a toilet and sink basin. Very nicely furnished, the property would be perfect for a professional couple looking for something stylish in one of central Cardiff's trendiest boroughs. A lovely flat.

VIDEO AVAILABLE. FURNISHED. FLOOR-PLAN AVAILABLE. STREET PARKING.

EPC RATING of D
COUNCIL TAX BAND of C.

A holding fee of one weeks' rent will be payable to secure the dwelling. This will be deducted from the final balance payable upon moving into the dwelling, subject to a successful application. Jeffrey Ross Limited reserves the right to retain this payment should the applicant have provided false or misleading information at the time of applying for the dwelling or failed to take reasonable steps to enter into the Standard Occupation Contract.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

