

CARDIFF'S HOME FOR  
**STYLISH SALES**  
**& LETTINGS**

JeffreyRoss



SCHOONER WAY

# SCHOONER WAY

CF10 4DU - £995 PCM PCM

1 bedroom(s) 1 bathroom(s) 477.00 sq ft

Jeffrey Ross are delighted to market this beautifully presented one bedroom, furnished apartment in Beatty Court on the ever popular Schooner Way. This stylishly furnished, first floor apartment is ideally located just 10 minutes walk from both the City Centre and the amenities of Cardiff Bay. The property has been decorated to a very high standard and comprises of entrance hallway, bathroom with bath and shower overhead, spacious double bedroom with built in storage, large open plan living room kitchen which further benefits from built in appliances, island, built in electric fire, large Juliet Balcony with water views. The property is offered fully furnished and further benefits from one off-road parking space. Perfect for a single professional or couple.

EPC Rating: B

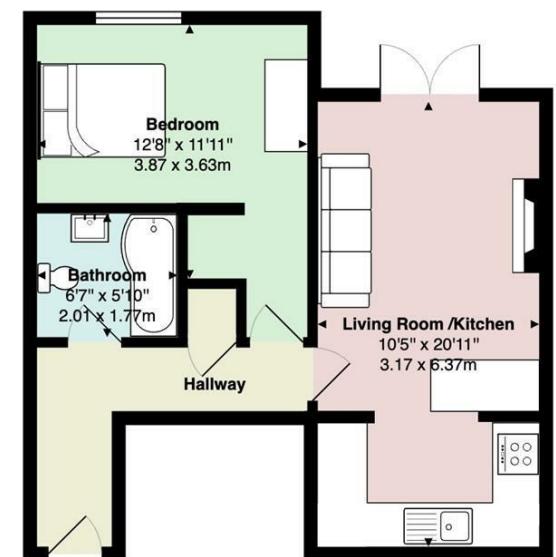
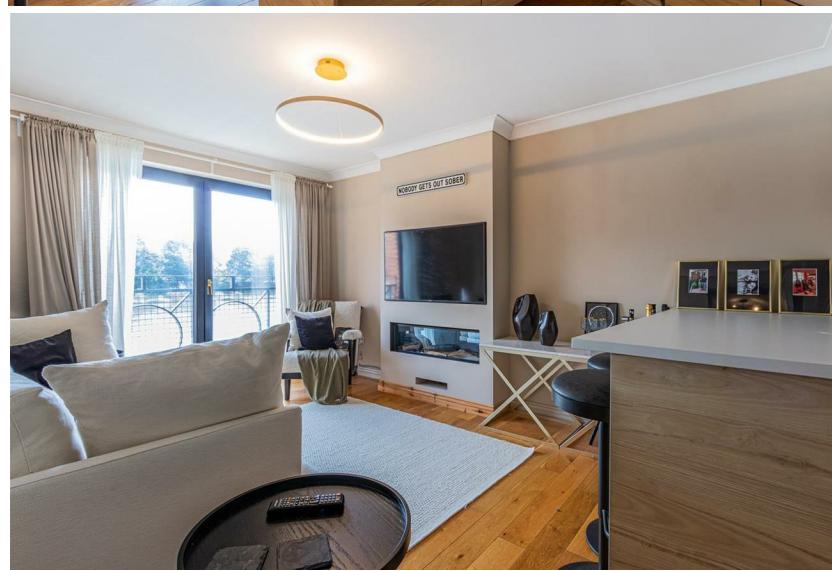
Council Tax Band: D

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.



## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	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	



Beatty Court

Total Area: 477 ft<sup>2</sup> ... 44.3 m<sup>2</sup>

All measurements are approximate and for display purposes only

## PROPERTY SPECIALIST

Ms Jodie Price

jodie.price@jeffreyross.co.uk