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CARDIFF

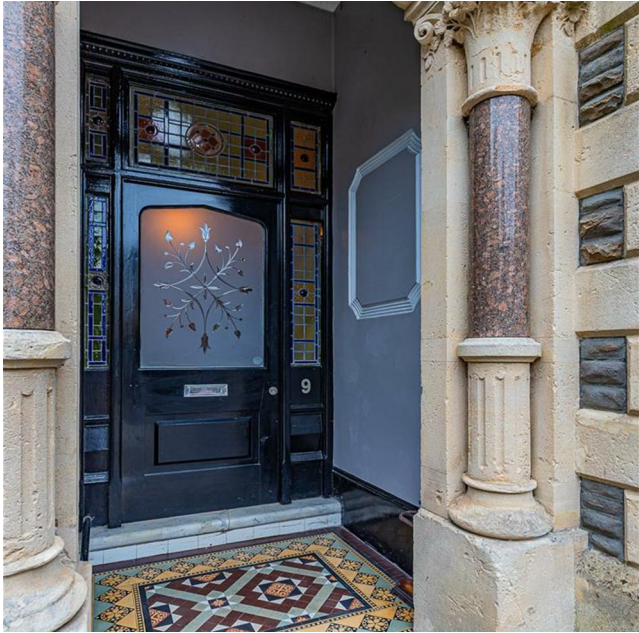
VALE

CAERPHILLY

BRISTOL



PONTCANNA

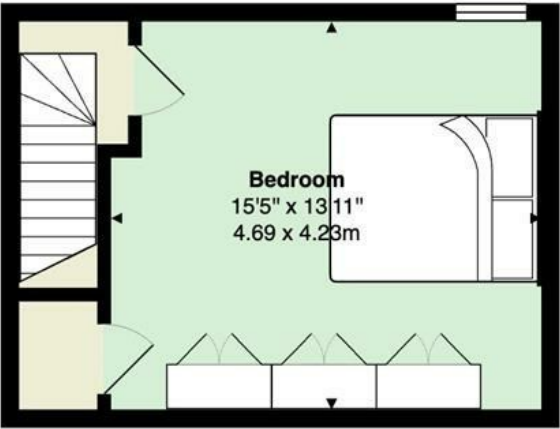
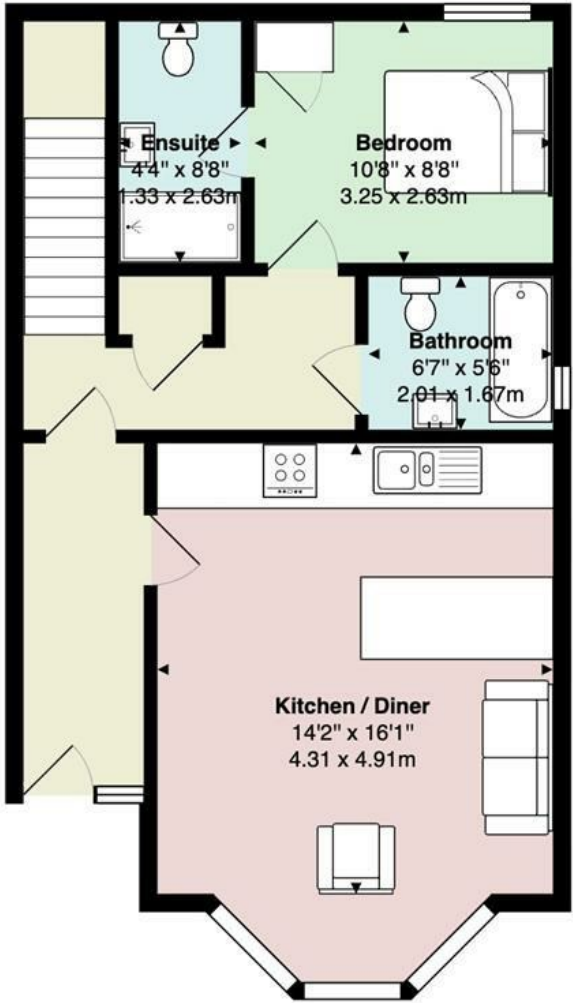


Comments by Ms Gemma Simmonite



Property Specialist
Ms Gemma Simmonite
Lettings Negotiator

gemma.simmonite@jeffreygross.co.uk



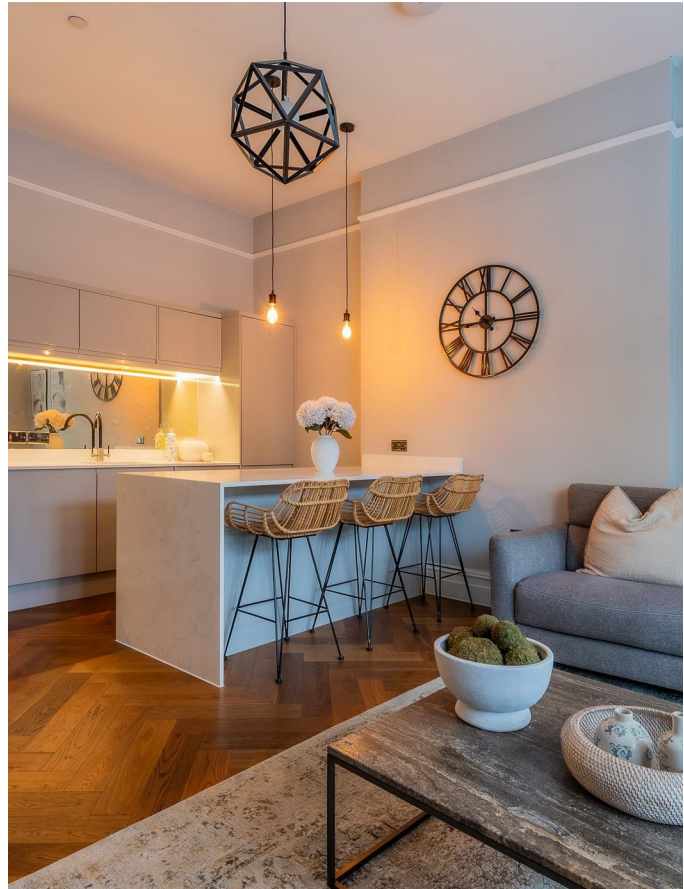
9 Kestral Mews

Total Area: 852 ft² ... 79.2 m²

All measurements are approximate and for display purposes only

Comments by the Homeowner





Cathedral Road

Pontcanna, Cardiff, CF11 9LP

PCM

£1,700 PCM



2 Bedroom(s)



2 Bathroom(s)



852.00 sq ft



Contact our
Pontcanna Branch
02920 499680

Jeffrey Ross are delighted to market this one of a kind Maisonette in the ever popular Kestral Mews development on Cathedral Road, Pontcanna. The property is ideally located half way up tree lined Cathedral Road making it a short walk to the City Centre and the amenities that the north side of Cathedral Road have to offer including Pontcanna Fields. This stunning maisonette briefly comprises of it's own private entrance off Cathedral Road with original features in its hallway, large open plan kitchen / living room with bay fronted windows and integrated appliances, second hallway with storage leading to a family bathroom, double bedroom with en-suite shower room and lastly downstairs to a stylish master suite with ample storage. The property is offered fully furnished and further benefits from private off-road parking. A must see!

EPC Rating: C
Council Tax Band: F

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	70	72
(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 

