

CARDIFF'S HOME FOR  
STYLISH SALES  
& LETTINGS




JeffreyRoss



ST. FAGANS STREET  
GRANGETOWN

# ST. FAGANS STREET

## GRANGETOWN, CF11 7LG - £850 PCM


 1 bedroom(s)  1 bathroom(s)  548.00 sq ft

Tucked in a quiet corner of Grangetown, on the popular St. Fagans Street (just down from Grange Gardens and within walking distance of Mermaid Quay and Cardiff City Centre) is this beautifully presented and very tastefully furnished one-bedroom, first-floor flat. Available furnished, the property offers a great space with large lounge, modern-fitted kitchen with appliances (and opening into the lounge), very spacious double bedroom and family bathroom with bathtub and shower over. The property further benefits from storage cupboard and access to downstairs, shared GARDEN (shared with the ground-floor flat.) The property has been very nicely finished and thoughtfully designed to make it a brilliant rental opportunity and one we're delighted to offer!

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.

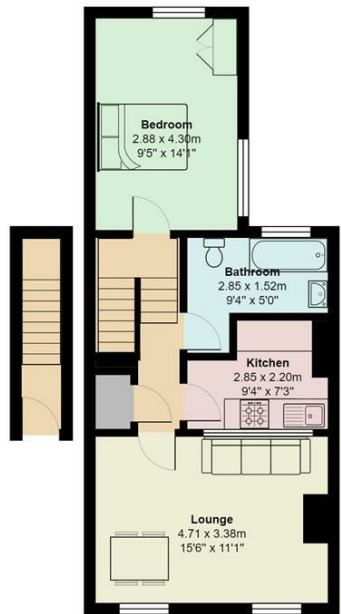


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>	<div>60</div>	<div>77</div>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

PROPERTY SPECIALIST  
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Lettings Negotiator

### St. Fagans Street, Grangetown



Total Area: 50.9 m² ... 548 ft²  
All measurements are approximate and for display purposes only