



CLIVE HALL COURT
CANTON





CLIVE HALL COURT

CANTON, CF5 1AS - £1,200 PCM



2 bedroom(s)



2 bathroom(s)



sq ft

Jeffrey Ross are delighted to market this newly decorated two bedroom apartment in the ever popular Clive Hall Court in Canton. Ideally located just a stones throw away from Pontcanna Fields and the amenities of both Cowbridge Road East and Cathedral Road. This property is located in an enclosed development with gated access benefiting from allocated parking and gym access. The property itself comprises of entrance hallway, large open plan living room kitchen benefiting with integrated white goods and a Juliette Balcony, two spacious double bedrooms and a family bathroom with bath and shower overhead. As mentioned the property benefits from an allocated parking space, on site gym and is offered fully furnished.

EPC Rating: Expired (ordered new, was previously a C)
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.

PROPERTY SPECIALIST

Ms Gemma Simmonite

gemma.simmonite@jeffreycross.co.uk

Lettings Negotiator





Energy Efficiency Rating

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









Clive Hall Court, Canton

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Comments by Ms Gemma Simmonite

www.jeffreyross.co.uk

Jeffrey Ross