



[www.jeffreygross.co.uk](http://www.jeffreygross.co.uk)

*Metal Street*

CARDIFF

VALE

CAERPHILLY

BRISTOL



Comments by Mr Rhys Carter



**Property Specialist**  
**Mr Rhys Carter**  
 Senior valuer

rhys.carter@jeffreycross.co.uk



Metal Street



Comments by the Homeowner



Total Area: 133.8 m<sup>2</sup> ... 1440 ft<sup>2</sup>  
 All measurements are approximate and for display purposes only



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	<b>A</b>		
(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			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



# Metal Street

, Cardiff, CF24 0LB

PCM

**£1,900 PCM**



4 Bedroom(s)



1 Bathroom(s)



1270.10 sq ft



Contact our  
**Students Branch**

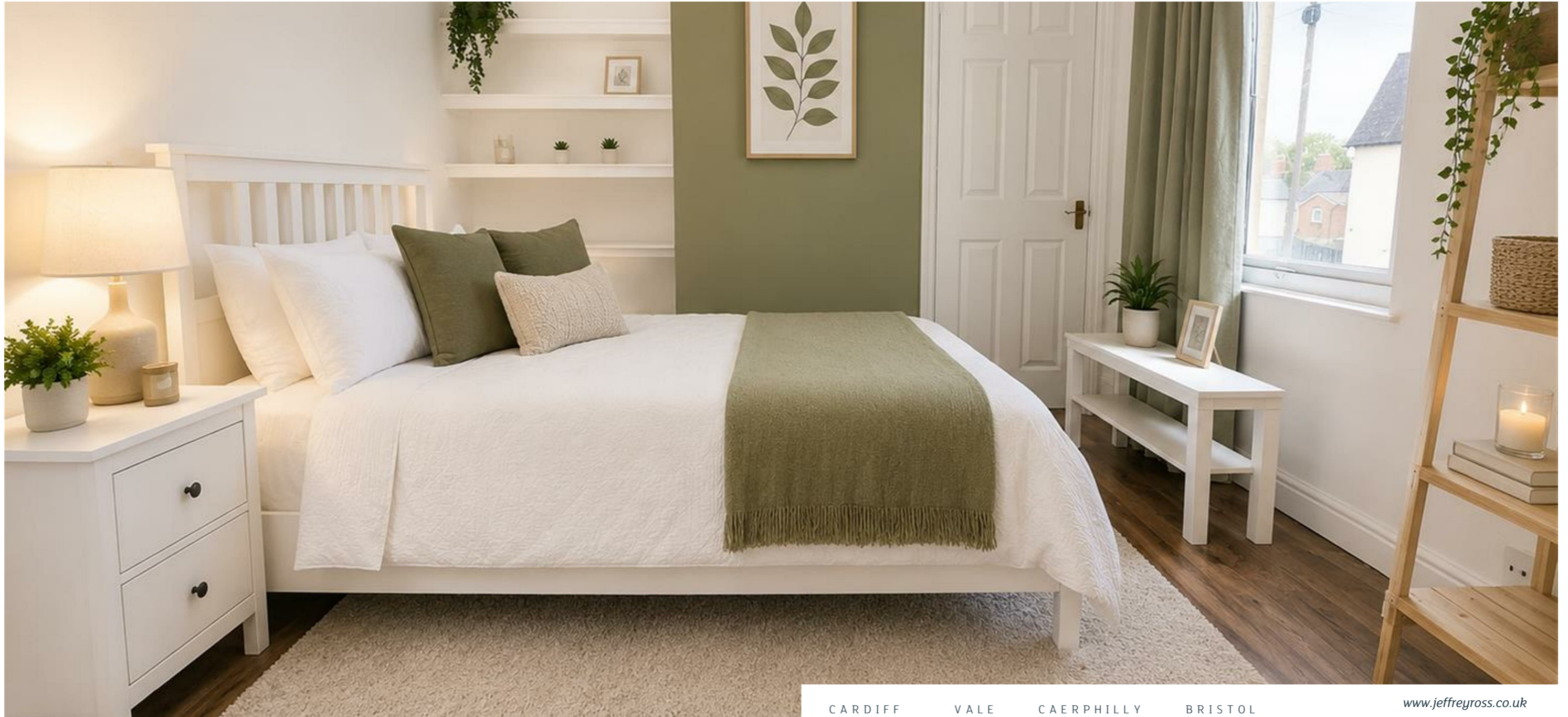
02920 499680

JeffreyRoss are delighted to offer this superb PROFESSIONAL SHARER house within a short walk of the City Centre! Located on Metal Street, Adamsdown, this end-terrace house offers a host of benefits to include 4 spacious bedrooms, great sized living room, dining room modern fitted kitchen and access to a large, rear garden. The house further benefits from a bathroom. Available furnished or unfurnished this house would be a brilliant option for 4-friends, sharing. Please note that not all of the furniture on the photos is in the property currently but can be provided by the landlord if required.

GAS CENTRAL HEATING. STREET PARKING. FLOOR PLAN AVAILABLE.

EPC RATING of C  
COUNCIL TAX BAND of 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.



CARDIFF

VALE

CAERPHILLY

BRISTOL

[www.jeffreygross.co.uk](http://www.jeffreygross.co.uk)