

CARDIFF'S HOME FOR  
STYLISH SALES  
& LETTINGS

JeffreyRoss



RUSSELL STREET  
ROATH

# RUSSELL STREET

ROATH, CF24 3BG - £2,200 PCM

4 bedroom(s) 1 bathroom(s) 1280.00 sq ft

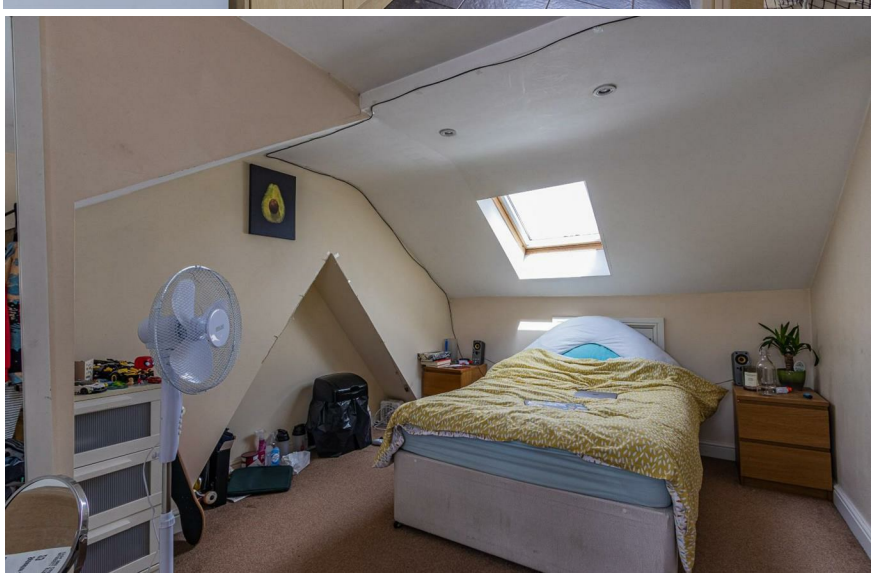
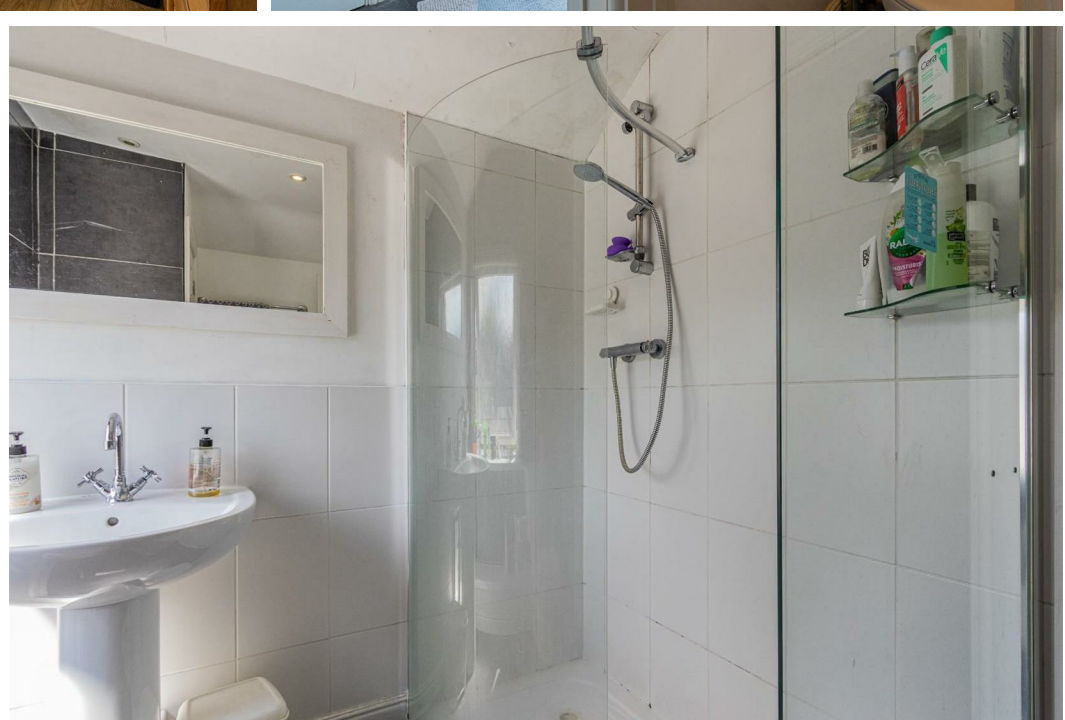
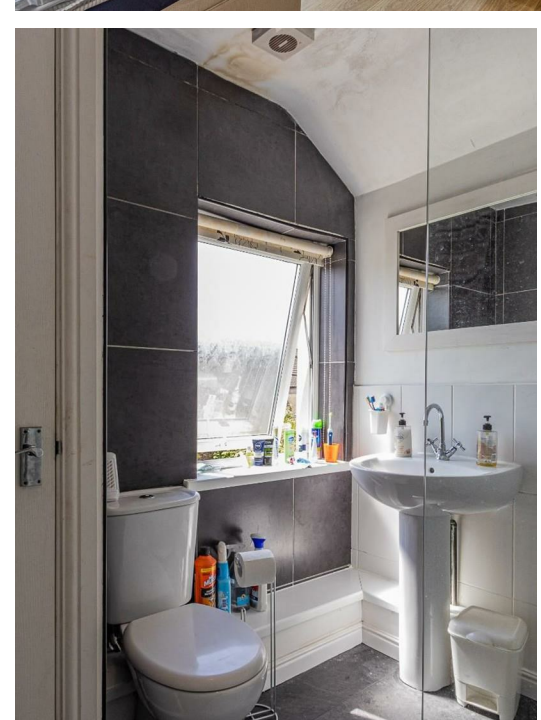
In a central (yet fairly quiet) street in the heart of Roath/Cathays is this brilliant opportunity to rent a spacious 4-bedroom house that offers a brilliant living space, neat garden and four great size bedrooms! Russell Street is conveniently located in between Richmond and City Road and therefore very well located for the City Centre, Cardiff University SU and main campus and UHW so a great spot! The property is nicely presented and offers kitchen/diner, separate lounge, four spacious bedrooms (largest being in the loft) and a bathroom suite. A second WC is available and a good-sized, rear garden. Available furnished, the property would make an excellent option for 4 friends, sharing and wanting to be in a brilliant location.

FLOOR PLAN AVAILABLE. STREET PARKING. GAS CENTRAL HEATING.

EPC RATING of D  
COUNCIL TAX BAND of E

AVAILABLE 01/07/2026

A holding fee of one weeks' rent will be payable to secure the property. This will be deducted from the final balance payable upon moving into the property, subject to a successful application. JeffreyRoss Limited reserves the right to retain this payment should the applicant have provided false or misleading information at the time of applying for the Tenancy or failed to take reasonable steps to enter into the tenancy agreement.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>79</b>
(55-68) <b>D</b>	<b>57</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Russell Street, Cathays



Total Area: 118.9 m<sup>2</sup> ... 1280 ft<sup>2</sup>  
All measurements are approximate and for display purposes only.

PROPERTY SPECIALIST  
Mr Rhys Carter  
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Senior valuer