

CARDIFF'S HOME FOR  
STYLISH SALES  
& LETTINGS

JeffreyRoss



HOWARD TERRACE  
ROATH



# HOWARD TERRACE

ROATH, CF24 0EH - £985 PCM PCM

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

This first-floor one bedroom apartment is accessed via a communal entrance and has been beautifully designed and refurbished. Offering bright and spacious lounge, stunning kitchen with integrated appliances and as stated previously some luxurious furniture and fixtures. This apartment further benefits from very large double bedroom with superb storage space and double bed. A chic and smartly tiled bathroom suite and large storage cupboard completes the apartment. Outside, the 6 apartments share a courtyard space. Electric heating. A wonderful living opportunity.

FLOORPLAN AVAILABLE.

EPC RATING of D.  
COUNCIL TAX BAND of B.

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>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		79
(55-68) <b>D</b>	62	
(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	

## PROPERTY SPECIALIST

Mr Rhys Carter  
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Lettings

## Howard Terrace, Roath.



Total Area: 43.7 m² ... 471 ft²

All measurements are approximate and for display purposes only