



JeffreyRoss

Richmond Road, Roath, Cardiff, CF24 3BX

£665 PCM





In Brief

Perfect Roath location and a perfect rental property (dare we say!) Superbly presented from top to bottom is this rather lovely one bedroom apartment in a great, central location. Located on Richmond Road, this ground-floor apartment has been recently (and very nicely!) renovated by its owner to make a brilliant property and what's more, it's MASSIVE! Offering open-plan lounge kitchen with lovely laminate flooring, stylish kitchen and top-quality furnishings, it's a perfect space for a couple. The bedroom (to the back of the property) is a brilliant size too with excellent fitted wardrobes. The property is completed by an equally stylish bathroom suite with bathtub and shower over. A little gem!

GAS CENTRAL HEATING. FURNISHED. FULL RENT PAYABLE FROM START OF CONTRACT.

AVAILABLE 01/07/2021

EPC RATING of D

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.

Key Features

£665 PCM

£765 DEP



1

Bedrooms



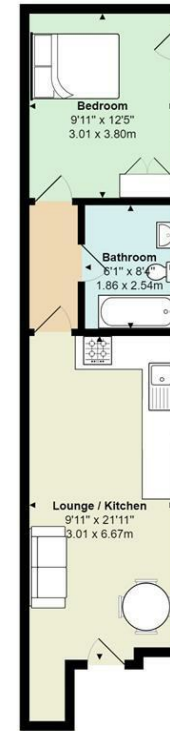
1

Bathrooms

FURNISHED



Richmond Road, Roath



Total Area: 439 ft² ... 40.8 m²
 All measurements are approximate and for display purposes only

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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Pontcanna
 223-225 Cathedral Road
 Pontcanna, Cardiff
 CF11 9PP
 T: 02920 499680 (Option 1)

Roath
 38 Wellfield Road
 Roath, Cardiff
 CF24 3PB
 T: 02920 499680 (Option 2)

Llanishen
 54 Station Road
 Llanishen, Cardiff
 CF14 5LU
 T: 02920 499680 (Option 3)

Cathays
 89 Woodville Road
 Cathays, Cardiff
 CF24 4DX
 T: 02920 499680 (Option 4)

Jeffrey Ross Ltd. Register in England & Wales. Company No. 0641 1905 VAT No. 944 2898 82

T: 029 2049 9680
 info@jeffreyross.co.uk
 www.jeffreyross.co.uk

JeffreyRoss

Legal bit...

Property particulars as supplied by Jeffrey Ross are set out as a general outline in accordance with the Property Misdescriptions Act (1991) only for the guidance of intending purchasers or lessees, and do not constitute any part of an offer or contract. Details are given without any responsibility, and any intending purchasers, lessees or third parties should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts. No person in the employment of Fenwicks Estates Ltd has any authority to make any representation or warranty whatever in relation to this property. Purchase prices, rents or other prices quoted are correct at the date of publication and, unless otherwise stated, exclusive of VAT. Data Protection: We retain the copyright in all advertising material used to market this Property.

rightmove

Zoopla

onTheMarket.com

PrimeLocation