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CARDIFF

VALE

CAERPHILLY

BRISTOL





Comments by Ms Karen Snelson

Property Specialist
Ms Karen Snelson
Lettings Manager

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Comments by the Homeowner



Station Road

Llanishen, Cardiff, CF14 5LT

PCM

£850 PCM



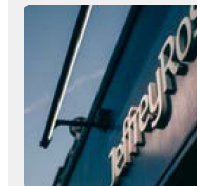
1 Bedroom(s)



1 Bathroom(s)



0.00 sq ft



Contact our
Knights Barry Branch

01446 700222

Nestled in the picturesque village of Llanishen and enjoying delightful views overlooking the Church, this well presented one bedroom first floor apartment offers character and convenience in equal measure.

The accommodation briefly comprises a private entrance hallway with stairs leading to the first floor, where you will find a fitted kitchen, a spacious living room, and a bathroom fitted with a shower cubicle. A further staircase leads to the second floor bedroom, creating a unique duplex-style layout with a sense of space and privacy.

Recently redecorated throughout, the property is offered unfurnished and benefits from electric heating and double glazing. Ideally positioned within easy reach of local shops, amenities, and transport links, this apartment is perfect for those seeking village living with everyday conveniences close at hand. Ideal for a single professional or couple looking for a charming home in a sought after village setting.

Council Tax Band: C
Deposit required: £950
EPC Rating: D
Interested parties must have a combined annual income of £25,500 to apply.

A holding fee of one week's 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. Knights Lettings reserves the right to retain this payment should the applicant have provided false or misleading information at the time of applying for the contract or failed to take reasonable steps to enter into the Occupation Contract.

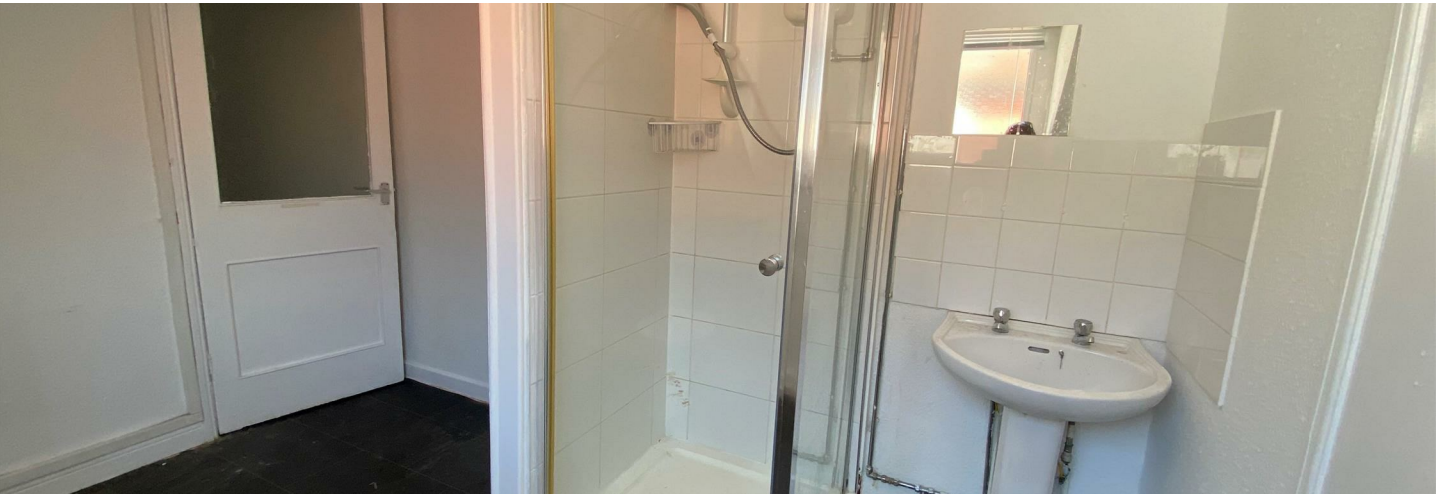


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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		72
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC