CARDIFF'S HOME FOR

STYLISH SALES

& LETTINGS



JeffreyRoss

## **ARRAN STREET**

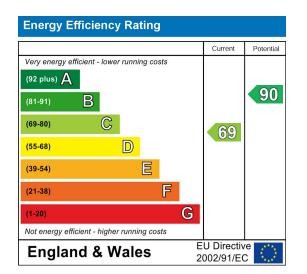
ROATH, CF24 3HU - £1,716 PCM



What a corker! A well presented three bedroom property located in the heart of Roath in Cardiff. This mid terraced house has many original features and charm with wood floors and tiled hallway, mixed with modern additions such as double glazing, fitted kitchen and fresh bathroom. Internally you have an entrance hall, lounge, dining room, kitchen, bathroom and three double bedrooms on the first floor. Outside there is a low maintenance garden perfect for entertaining. At £572 per person, per month (if rented to 3, sharing) it offers exceptional quality and really stands out from the crowd!

## COUNCIL TAX BAND - D EPC RATING - C

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.



## PROPERTY SPECIALIST

Mr Rhys Carter

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Senior valuer











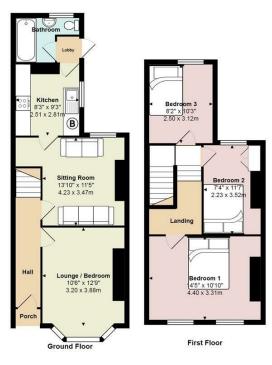








## Arran street



Total Area: 891 ft² ... 82.8 m²