

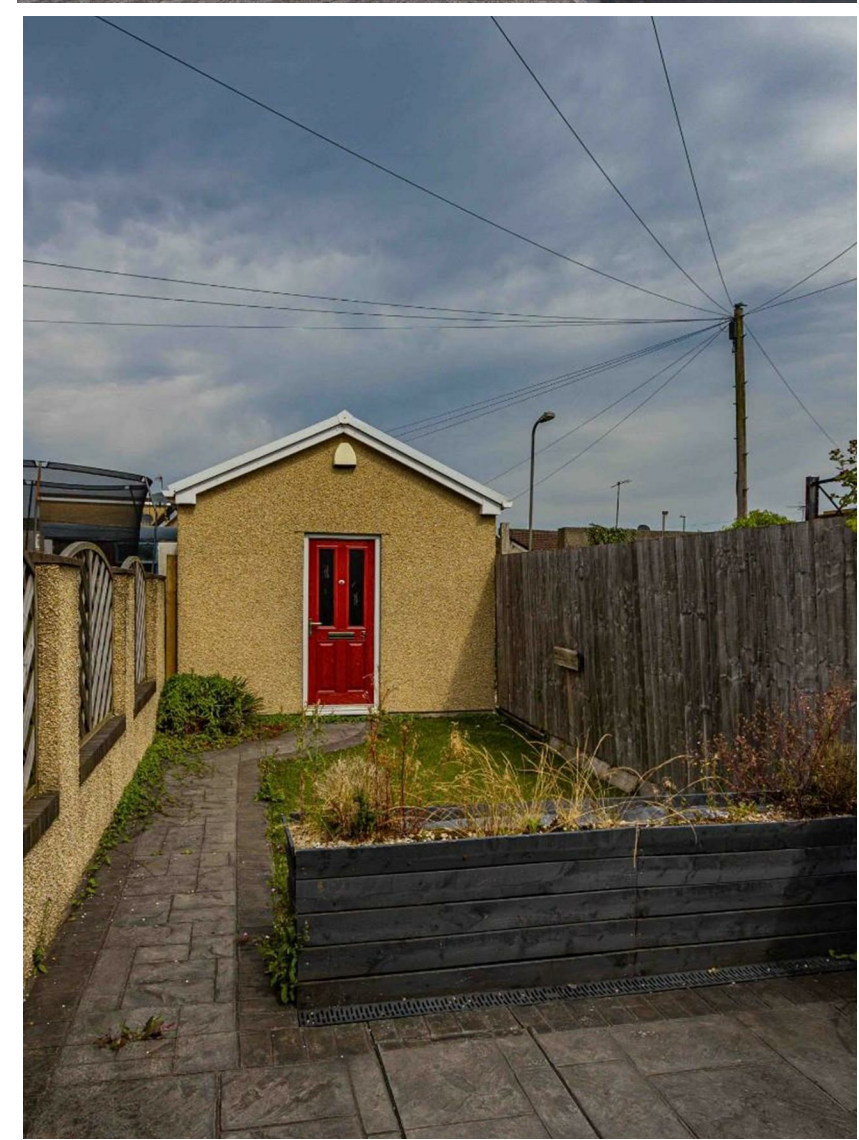
CAERPHILLY'S HOME FOR  
STYLISH SALES  
& LETTINGS

BRINSONS



HIGH STREET  
NELSON









## HIGH STREET , CF46 6EU - £850 PCM



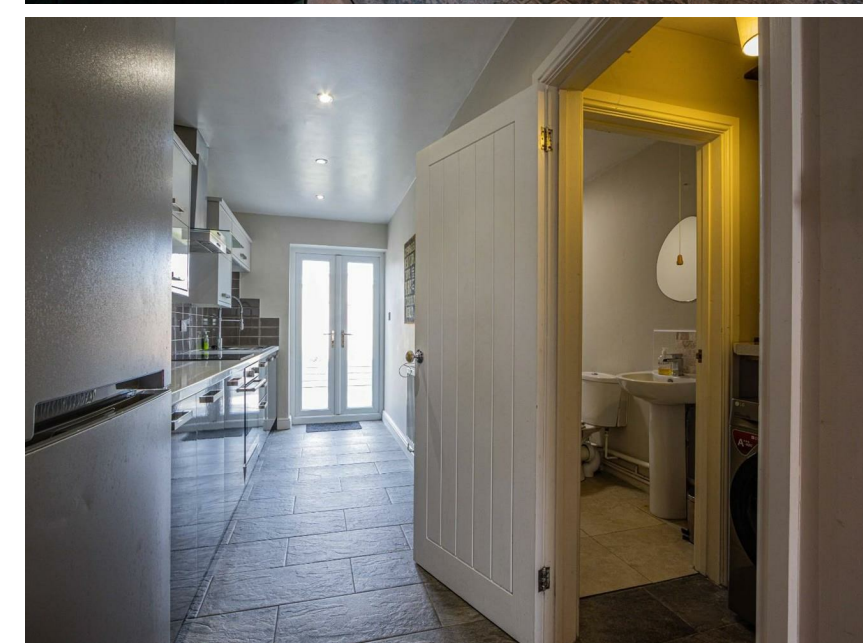
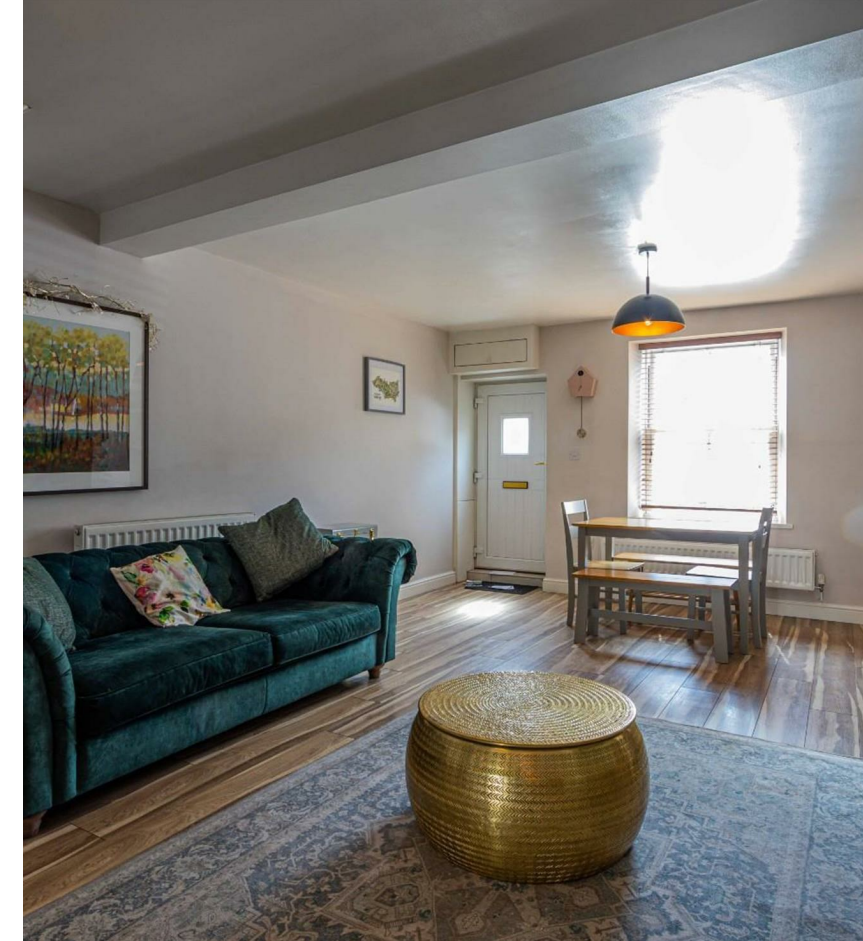
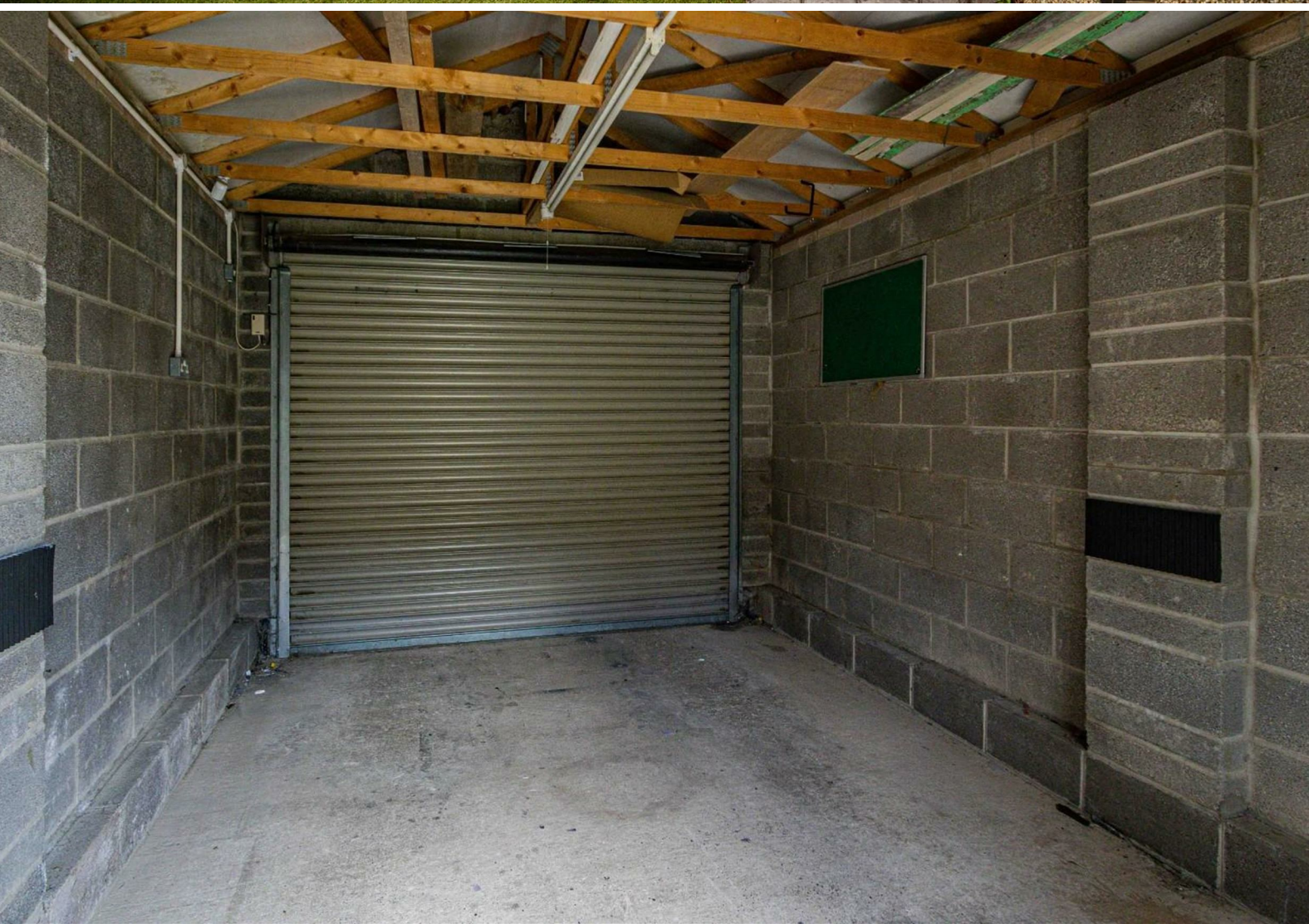
2 Bedroom(s)

1 Bathroom(s)

981.00 sq ft

Brinsons are delighted to offer this two bedroom terrace stone fronted house, conveniently located within the heart of Nelson town. Just a short walk to the main bus station and approximately 1.5 miles from the A470 Cardiff to Merthyr trunk road. The accommodation briefly comprises large open living area, bathroom and gallery style kitchen to the ground floor while the 2 double bedrooms to the first floor. There is also a garage to the rear garden. Managed By Brinsons. EPC Rating: D. Council Tax Band: A.

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.

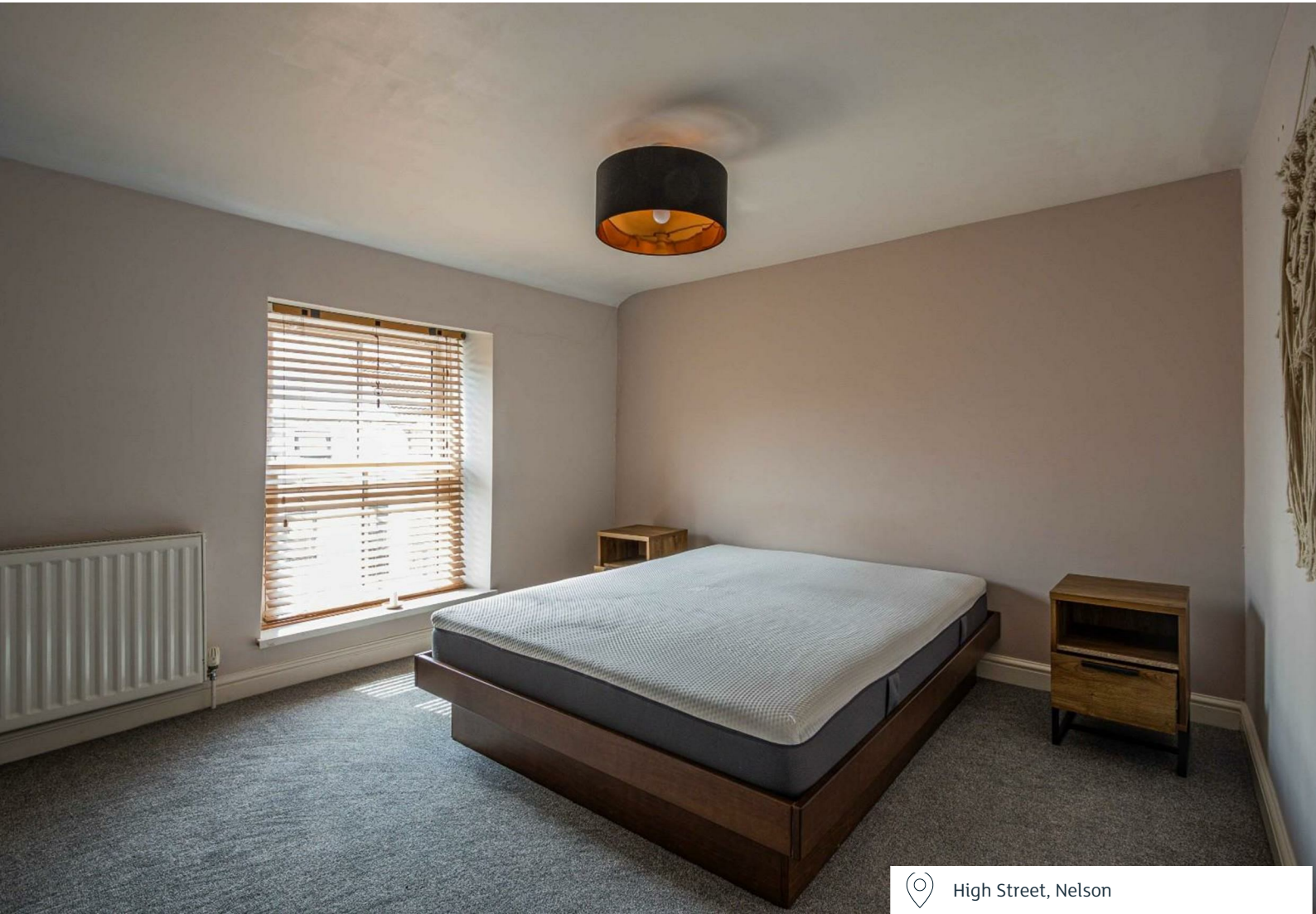


### PROPERTY SPECIALIST

Jon Hooper-Nash  
jon@jeffreycross.co.uk  
Director







High Street, Nelson

High Street, Nelson



Total Area: 91.1 m² ... 981 ft²

All measurements are approximate and for display purposes only



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>86</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>68</b>	
(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