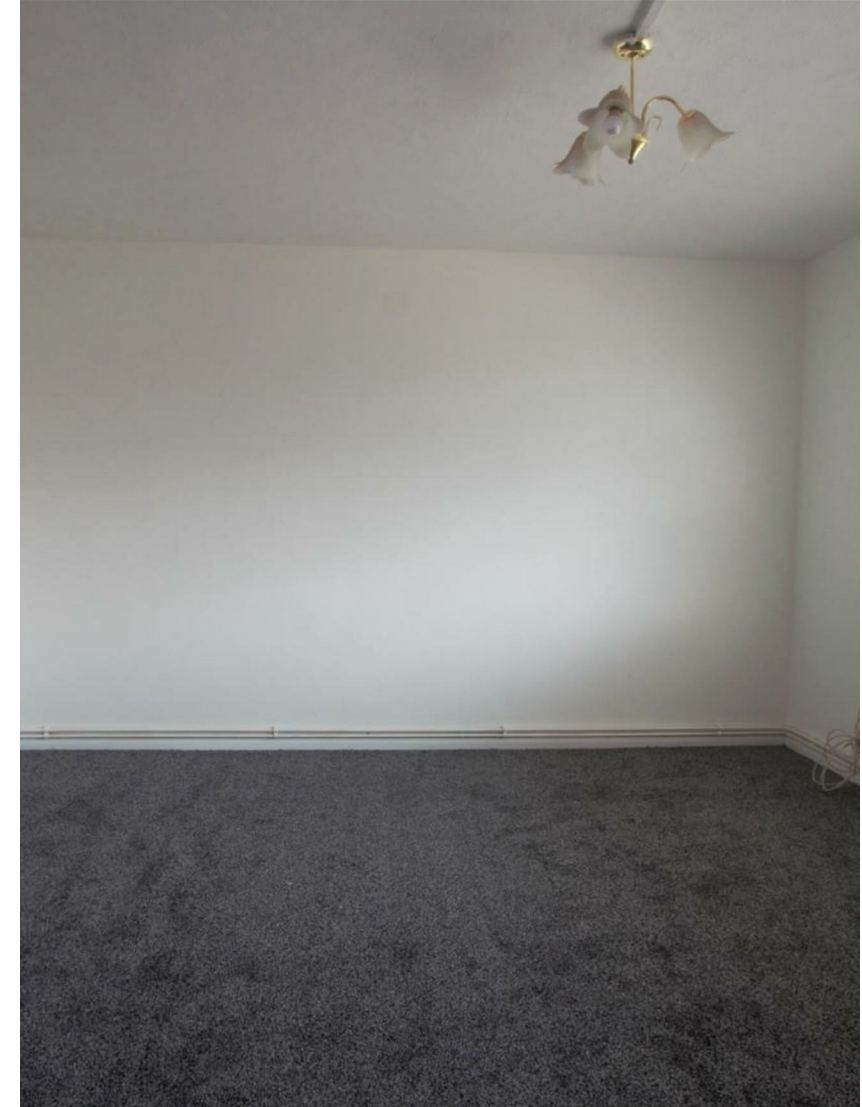


CAERPHILLY'S HOME FOR  
STYLISH SALES  
& LETTINGS

BRINSONS



BEVAN RISE  
TRETTHOMAS





## BEVAN RISE , CF83 8GQ - £800 PCM



2 Bedroom(s)

1 Bathroom(s)

0.00 sq ft

Spacious 2-Bedroom Ground Floor Flat – Bevan Rise, Trethomas

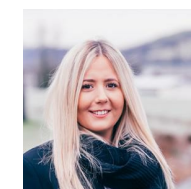
Available to rent is this well-presented 2-bedroom ground floor flat located in the popular area of Bevan Rise, Trethomas. The property comprises of an entrance hallway, large living room, separate kitchen, two double bedrooms and a family bathroom. The property also benefits from a spacious garden. Managed By Brinsons. EPC Rating: TBC. Council Tax Band: 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.



### PROPERTY SPECIALIST

Abigail Bright  
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Lettings Negotiator





| 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 |  |