

# Iestyn Street

CARDIFF, CF11 9HT

£1,800 PER CALENDAR MONTH

Hern &  
Crabtree





# Iestyn Street

A beautifully presented three-storey terraced home in the heart of Pontcanna. This spacious property offers an inviting open-plan lounge, dining area and modern kitchen, along with three generous double bedrooms. The main bathroom features both a bath and separate shower, while the top-floor bedroom boasts its own private en-suite.

Outside, you'll find a charming enclosed rear garden, perfect for relaxing or entertaining. On-street and permit parking are available.

Ideally located just moments from Pontcanna's popular cafés, shops and local amenities, the property is also a short stroll to Pontcanna Fields and within easy walking distance of Cardiff city centre.

The property is offered for rent on a fully furnished basis. available immediately, EPC Rating D Council Band F.

A holding fee of £150 will be payable to secure the property. This will be deducted from the final balance of the first month rent payable upon moving into the property subject to a successful application. Hern & Crabtree Ltd reserves the right to retain this payment should the applicant have provided false or misleading information.



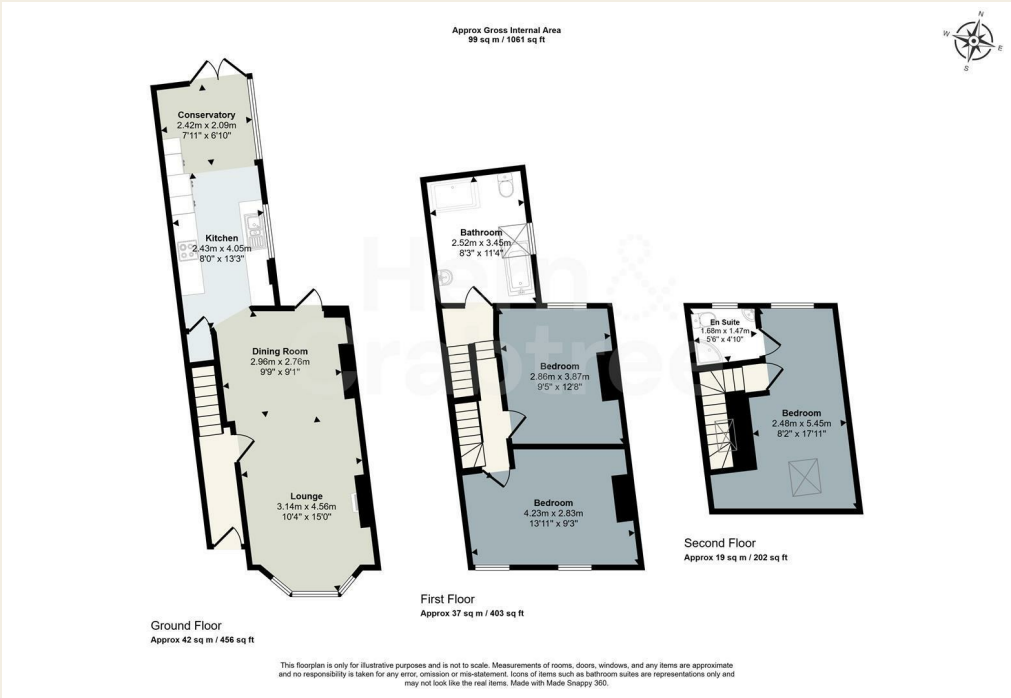




Good old-fashioned service with a modern way of thinking.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>82</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>66</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Hern & Crabtree

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