



**30 Pleasant View, Beddau, CF38 2DT**

**£775 Per Calendar Month**

**\*\* Three Bedroom \*\* Convenient for Shops & Amenities \*\* Available now \*\***

Early viewing recommended on this well presented end of link house, located in Beddau within easy reach of shops, schools & amenities.

Comprising of entrance hall, lounge, dining room, modern kitchen with cooker, three bedrooms and first floor bathroom. There is a paved rear garden and a pleasant, sunny rear garden.

Ready now.

Entrance hall

Lounge 11'11" x 9'11" (3.62 x 3.02)



Dining room 11'11" x 10'0" (3.62 x 3.06)



Kitchen 12'0" x 8'0" (3.67 x 2.44)



First floor landing

Bedroom 1 12'1" x 9'11" (3.69 x 3.03)



Bedroom 2 10'2" x 9'1" (3.11 x 2.78)



Bedroom 3 11'0" x 5'4" (3.35 x 1.62)



Bathroom/WC

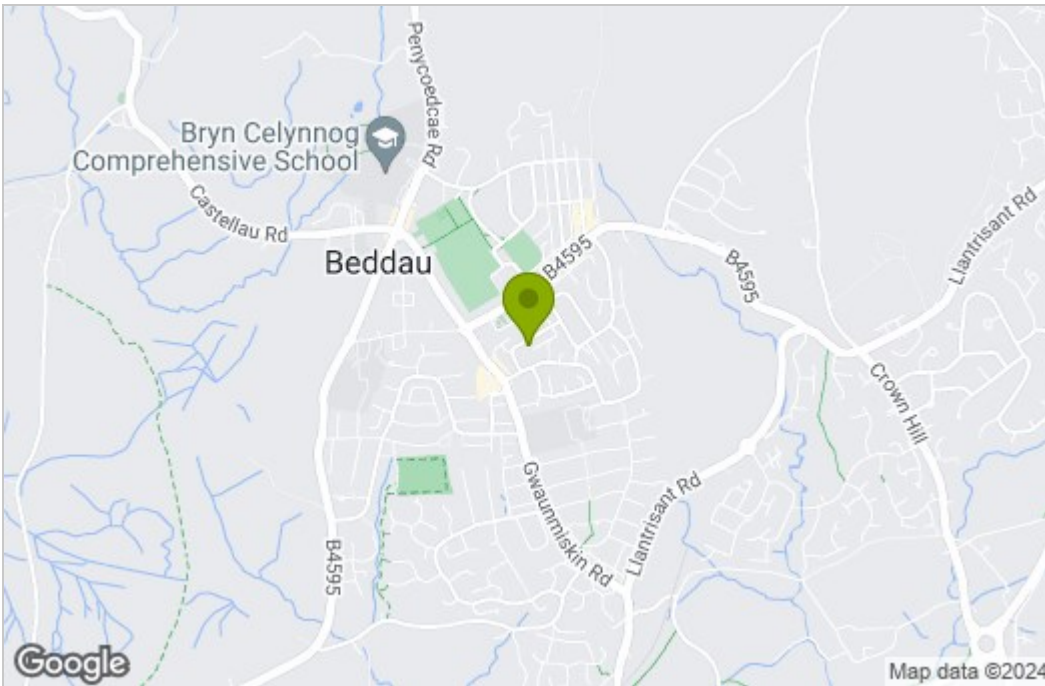


Front & Rear Gardens

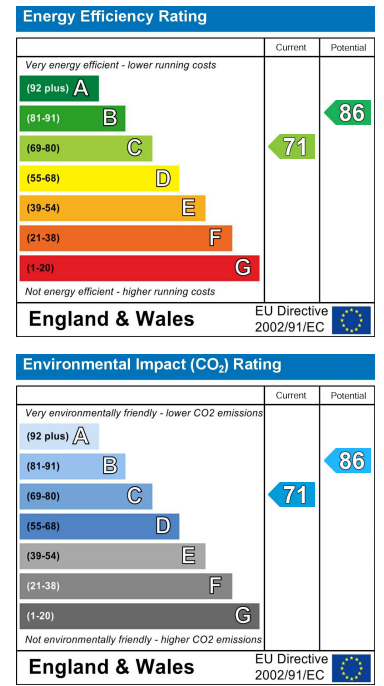


Floor Plan

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.