



DEEPDALE CLOSE





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, CF23 5LR - £1,100 PCM



1 bedroom(s)



1 bathroom(s)



sq ft

****BILLS INCLUDED**** Located within easy reach of Roath Park Lake and the shops and amenities in Wellfield Road is this immaculate one bedroom duplex flat attached to a well maintained family home with use of a shared garden and also including all bills in the rental price (at £1,100PCM.) The flat comprises: Open plan studio area with laminate flooring, modern kitchen which includes an integrated hob and oven, fridge freezer and washing machine. Separate shower room/WC .The property also benefits from Gas Central Heating and Double glazing throughout. Can be furnished or unfurnished to your liking.

Please note the rent will include GAS/ELECTRIC/WATER.

EPC Rating: "E"

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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Lettings







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	



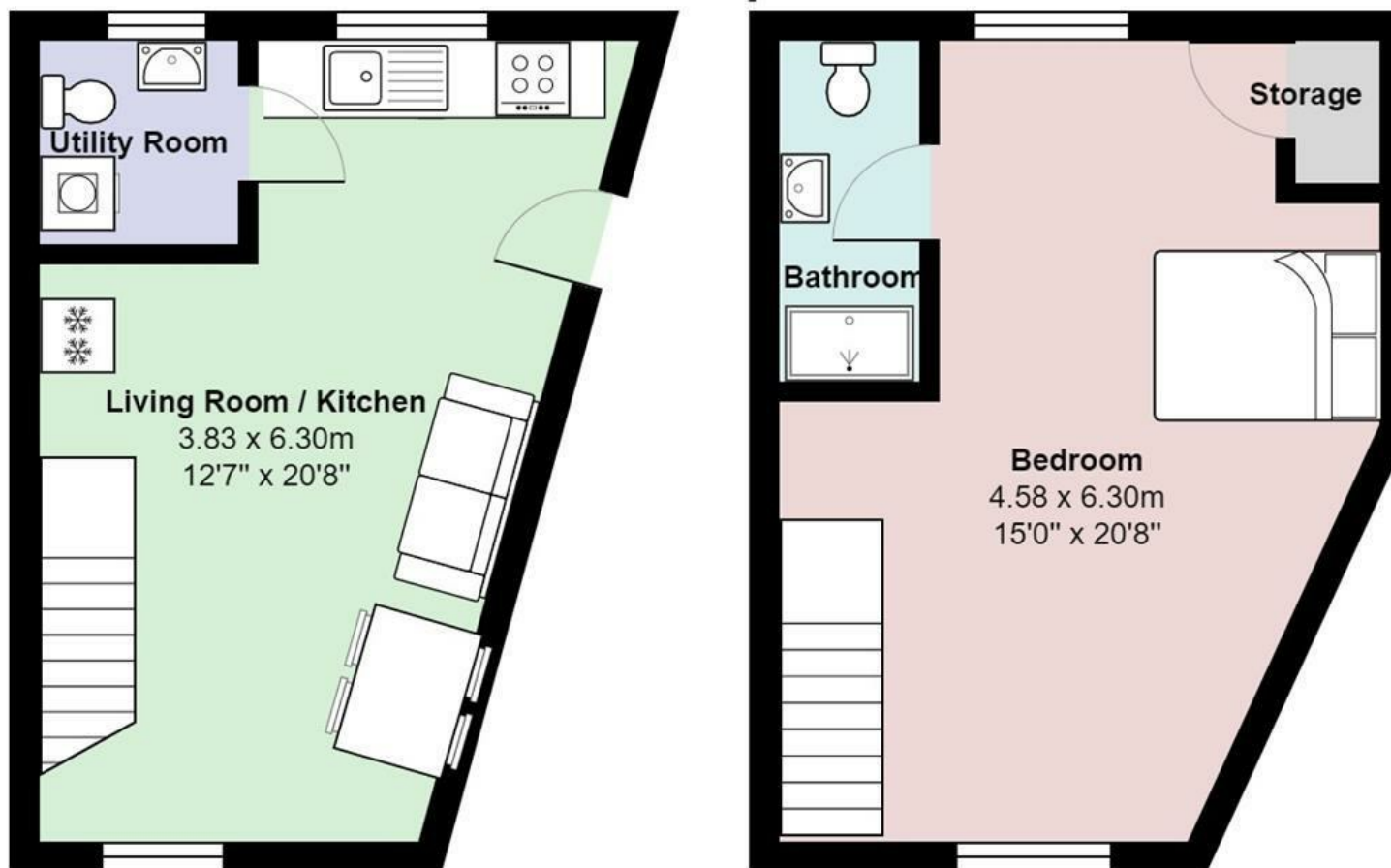


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Comments by Mr Rhys Carter

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Deepdale



Total Area: 51.5 m² ... 554 ft²

All measurements are approximate and for display purposes only

www.jeffreyross.co.uk

Jeffrey Ross