



CATHEDRAL ROAD

PONTCANNA





CATHEDRAL ROAD

PONTCANNA, CF11 9PJ - £800 PCM



1 bedroom(s)



1 bathroom(s)



415.00 sq ft

A well presented spacious ground floor one bedroom apartment situated in this prime location on Cathedral Road, close to the city centre, Llandaff Fields and all the superb amenities that Pontcanna and the city centre has to offer. The accommodation briefly comprises of a spacious bay fronted open plan modern kitchen, lounge/diner, a new bathroom with shower over bath, double bedroom. Available furnished or unfurnished.

N.B PLEASE NOTE: At an additional £150 PCM the rent and water rates are included.

EPC: D

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

Ms Gemma Simmonite

gemma.simmonite@jeffreycross.co.uk

Lettings Negotiator





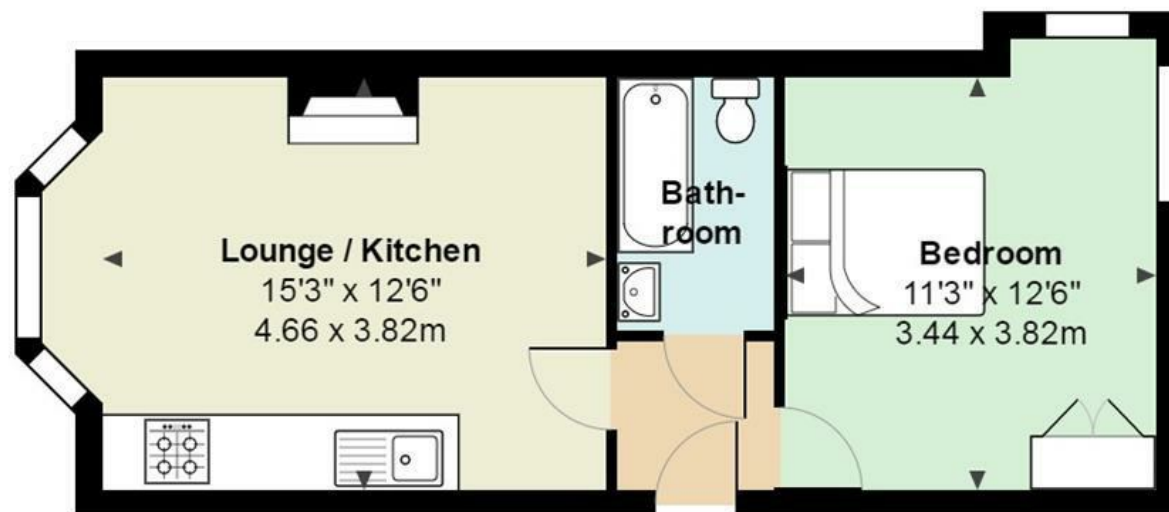
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	65
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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Comments by Ms Gemma Simmonite

Cathedral Road, Pontcanna.



Total Area: 415 ft² ... 38.6 m²

All measurements are approximate and for display purposes only

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