



1 Broad Street, Barry, Vale Of Glamorgan, CF62 7AA
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7A High Street, Barry CF62 7DZ £625 Per Month

1 BEDS | 1 BATH | 1 RECEPT | EPC RATING

Available now, a well presented one bedroom flat located on High Street at the popular Westend area of Barry. With access from the lane to the rear, this property comprises spacious lounge, office room, kitchen, large bedroom with fitted wardrobes and shower room.

Living on High Street means you are just a stone's throw away from local shops, cafes, and amenities. The flat's location also offers excellent transport links, allowing for easy access to nearby towns and cities.

Minimum affordability £18,750 PA, Holding fee £144.00, Deposit £721.00

EPC - E, Council Tax Band - TBC

1) MONEY LAUNDERING REGULATIONS - prospective tenants will be asked to produce identification documentation during the referencing process and we would ask for your co-operation in order that there will be no delay in agreeing a tenancy.

(2) These particulars do not constitute part or all of an offer or contract.

(3) The text, photographs and plans are for guidance only and are not necessarily comprehensive.

(4) Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully to satisfy yourself of their accuracy.

(5) You should make your own enquiries regarding the property in respect of things such as furnishings to be included/excluded and what facilities are/are not available.

(6) Before you enter into any tenancy for one of the advertised properties, the condition and contents of the property will normally be set out in a tenancy agreement and inventory. Please make sure you carefully read and agree with the tenancy agreement and any inventory provided before signing these documents.



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	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



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