SALES & LETTINGS
ANGELS



# 77 Colum Road

## Cathays, Cardiff, CF10 3EF

## £4,600 Per Month

REF: 19533292

8 BEDROOMS - 3 BATHROOMS - £575 PP PCM - £132.70 PP PW - AVAILABLE 1ST JULY 2027 - RENOVATED THIS YEAR - BILLS EXCLUDED - FULLY FURNISHED

THIS PROPERTY IS MANAGED EXCLUSIVELY BY A PRIVATE LANDLORD

Bills Note: Rent excludes utilities—allow roughly £57 – £79 per person per month (£13 – £18 per person per week) as a budgeting estimate, depending on your usage and chosen suppliers.

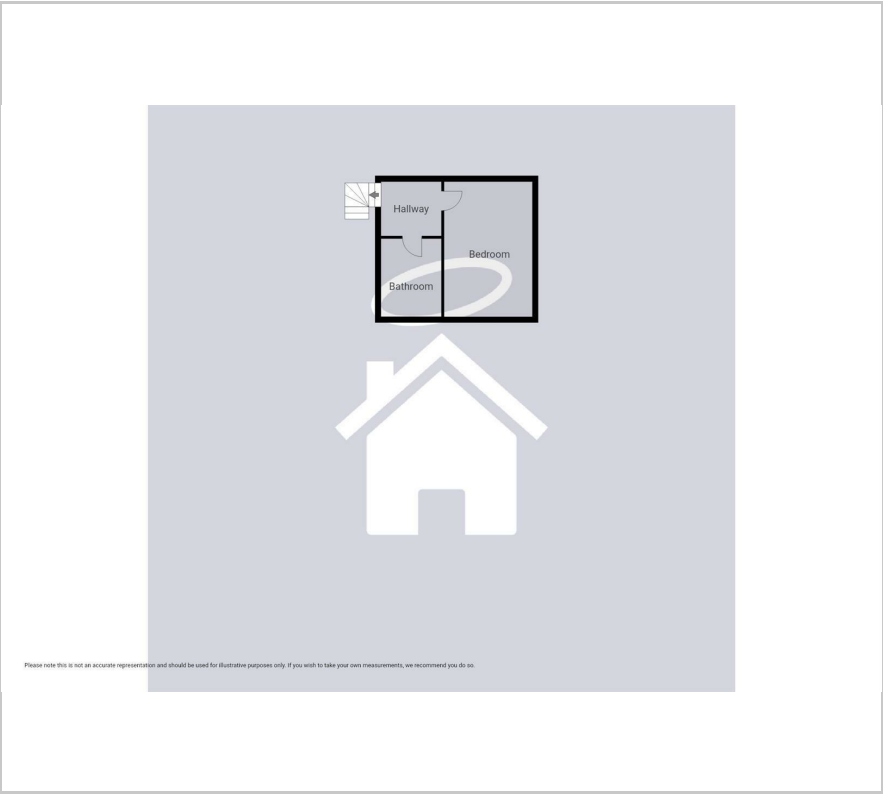
- 8 BEDROOM HOUSE
- 3 BATHROOMS
- PRIVATE GARDEN
- £575 PP PCM
- £132.70 PP PW
- LARGE OPEN PLAN KITCHEN AREA
- WASHER AND DRYER INCLUDED
- EVEN SIZE LARGE BEDROOMS
- FULLY FURNISHED
- MODERN INTERIOR

## Viewing

Please contact our Cathays Head Office Office on 02922331425 if you wish to arrange a viewing appointment for this property or require further information.

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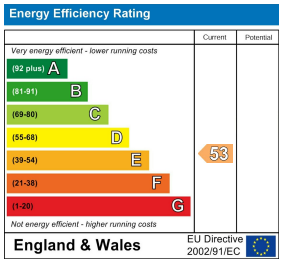
## Floor Plan

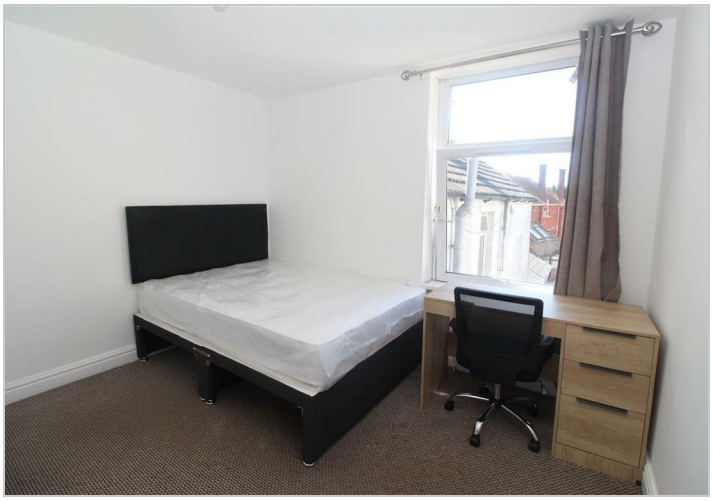


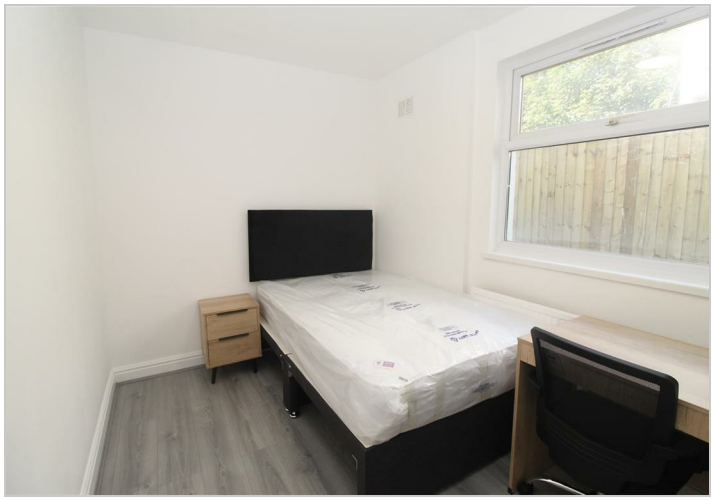

## Area Map




## 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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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