CARDIFF'S HOME FOR

STYLISH SALES
& LETTINGS

JeffreyRoss



MALEFANT STREET

CATHAYS

MALEFANT STREET

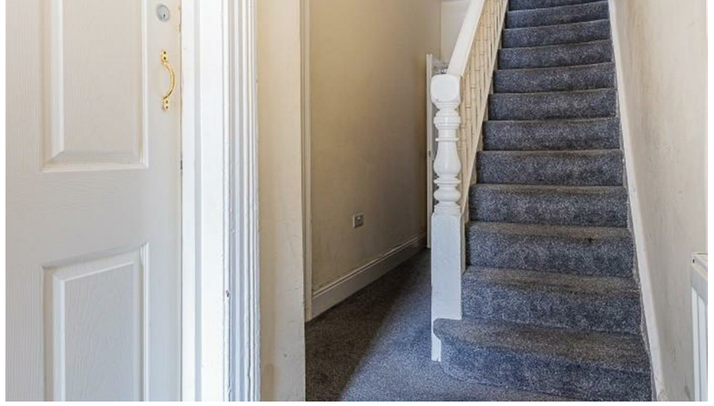
CATHAYS, CF24 4QG - £3,246 PCM

6 bedroom(s) 2 bathroom(s) 1255.00 sq ft

A quite unique opportunity to acquire a genuine, 6 double bedroom house on Malefant Street in Cathays. Thoughtfully designed and laid-out, this large mid-terraced house is located at the Roath Park end of the street so ideally positioned for the Heath Hospital and Cardiff Met Cyncoed Campus – but still just a 15 minute walk to Cardiff Uni Main Campus. The property boasts modern-fitted kitchen, large lounge and two stylish bathroom suites. All 6 bedrooms are large enough to easily cater a double bed, ample storage and study area. A cracking student house!

EPC rating of D

A holding fee of £50 per person 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.



















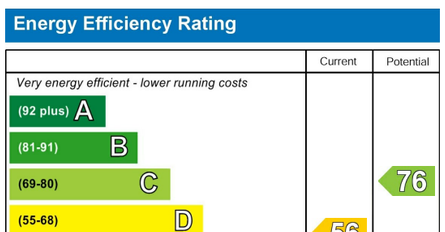
GROUND FLOOR
APPROX. FLOOR
AREA 544 SQ.FT.
(50.6 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 535 SQ.FT.
(49.7 SQ.M.)

2ND FLOOR
APPROX. FLOOR
AREA 176 SQ.FT.
(16.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 1255 SQ.FT. (116.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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PROPERTY SPECIALIST

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Director

