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*Devon Street*

GRANGETOWN



Comments by Ms Gemma Simmonite

**Property Specialist**  
**Ms Gemma Simmonite**  
Lettings Negotiator

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Comments by the Homeowner



23 Devon Street

Total Area: 697 ft<sup>2</sup> ... 64.7 m<sup>2</sup>

All measurements are approximate and for display purposes only

# Devon Street

Grangetown, Cardiff, CF11 6PQ

PCM

£1,100 PCM



2 Bedroom(s)



1 Bathroom(s)



697.00 sq ft



Contact our  
**Pontcanna Branch**

02920 499680

Jeffrey Ross are delighted to market this spacious end terrace two bedroom house on the ever popular Devon Street in Grangetown. The property is ideally located just 10 minutes from the City Centre and around the corner of the amenities of Clare Road. The property briefly comprises of entrance hallway, cosy living room, dining room and separate kitchen with an extended utility room and a bathroom to the rear with a walk in shower. The first floor further benefits from two large double bedrooms. The property also benefits from a low maintenance rear garden. The property has recently been fully redecorated and fitted with new carpets.

EPC Rating: D

Council Tax Band: C

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.





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