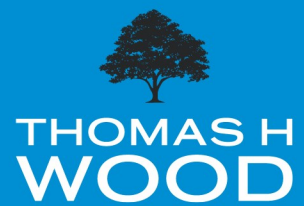




The Philog,
Cardiff,
CF14 1ED



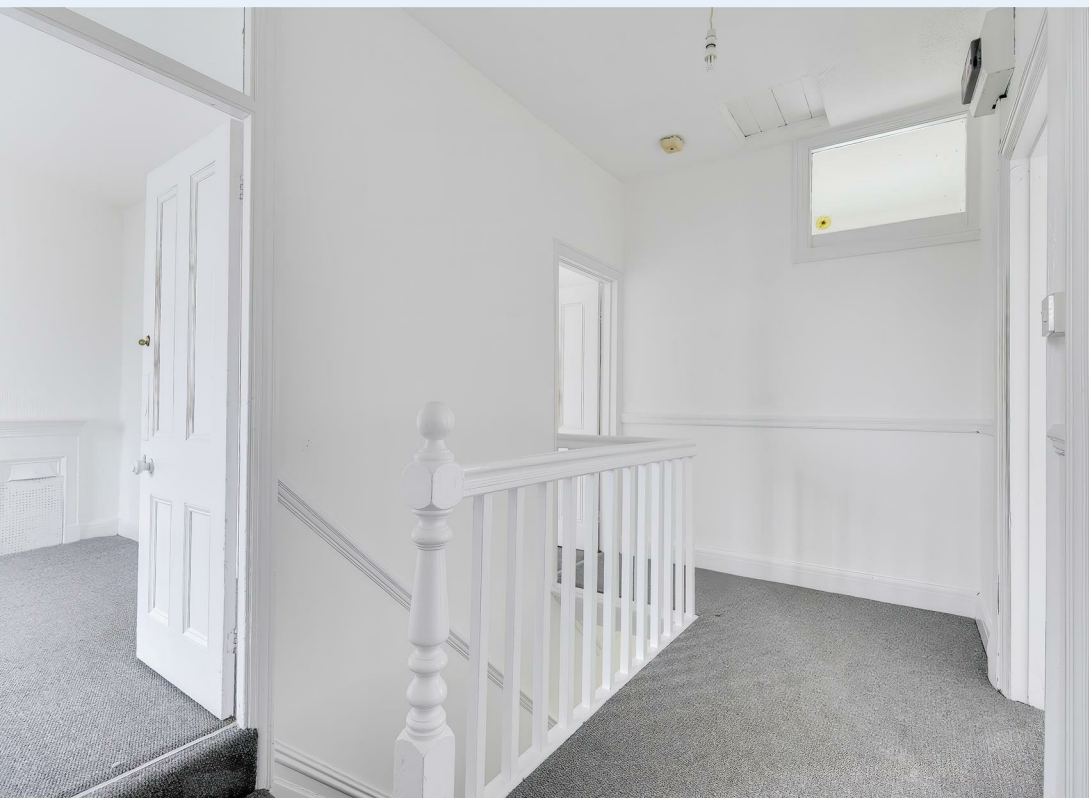
PCM
£950 PCM

2 Bedrooms
Flat - First Floor

This traditional two double bedroom first floor flat forms a part of a converted period property on the approach road to Whitchurch village. Centrally located and benefitting from new carpets and decoration, accommodation comprises two reception rooms, small kitchen and modern shower room with access via internal staircase through front entrance. Unfurnished with kitchen appliances. On road parking. Villages of Whitchurch and Birchgrove within 1km. UHW and parks nearby. EPC Rating D. Council Tax band C. Gas central heating. Available April 2026 for minimum twelve month initial term.

Features

- Converted Period Property on First Floor
- Two Double Bedrooms/Two Reception Rooms/Small Kitchen
- Newly Decorated and New Carpets Throughout
- Unfurnished with Kitchen Appliances
- On Road Parking
- Whitchurch and Birchgrove Villages within 1km
- UHW and Local Parks Very Nearby
- Gas Central Heating/EPC Rating D/Council Tax Band C
- Available April 2026/Minimum Twelve Month Term



Information

- Tenure:
- Council Tax Band: C
- Floor Area: 710.00 sq ft
- Current EPC Rating: D
- Potential EPC Rating: D



2 BEDROOMS



1 BATHROOMS



2 RECEPTION ROOMS



ENERGY RATING: D



Ground Floor
Approx. 710.1 sq. feet



Total area: approx. 710.1 sq. feet



Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		55	66
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



CONTACT

sales@thomashwood.com
02920 626 252
thomashwood.com

WHITCHURCH BRANCH

14 Park Road,
Whitchurch
CF14 7BQ

RADYR BRANCH

5 Station Road,
Radyr, Cardiff
CF15 8AA