

Flat 2, 36 Clive Place

4 Andrews Buildings
Stanwell Road
Penarth CF64 2AA

All enquiries: 029 2070 7999
Sales and general enquiries: info@shepherdsharpe.com
Lettings enquiries: lettings@shepherdsharpe.com

Monday – Friday
9am – 5.30pm
Saturday
9am – 5pm

SHEPHERD SHARPE



Flat 2, 36 Clive Place

Penarth CF64 1AW

A top floor fully furnished one bedroom apartment situated in Penarth town centre, close to all local services and amenities. Comprises entrance hall, stairs to landing, kitchen, lounge, bedroom and bathroom. Fully furnished. Available immediately.

£925 Per Month

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	43	54
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



Entrance Hall

Kitchen
7'3" x 8'4" (2.22m x 2.56m)
Galley style kitchen with gloss units, wood worktops, electric hob, sink and drainer. Integrated appliances include oven, under counter fridge, under counter freezer and washing machine.

Lounge
12'8" x 14'4" (3.88m x 4.37m)
Bay window to front, sofa, two armchairs, coffee table, TV, various lamps and side tables.

Bedroom
8'5" x 15'0" (2.59m x 4.59m)
Velux to rear, carpet, double bed, bedside tables, chest of drawers and wardrobe.

Bathroom
6'11" x 7'10" (2.13m x 2.39m)
Velux to rear, laminate floor, tiled walls, wc, wash hand basin, shower cubicle with mixer shower.

Council Tax
Band B £1,652.01 p.a. (25/26)

Post Code
CF64 1AW

Security Deposit
£925

Holding Deposit
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. Shepherd Sharpe 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.

