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CARDIFF

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BRISTOL



Clos Dol Henlog

PONTPRENNAU



Comments by Mr Nicky Pearcey

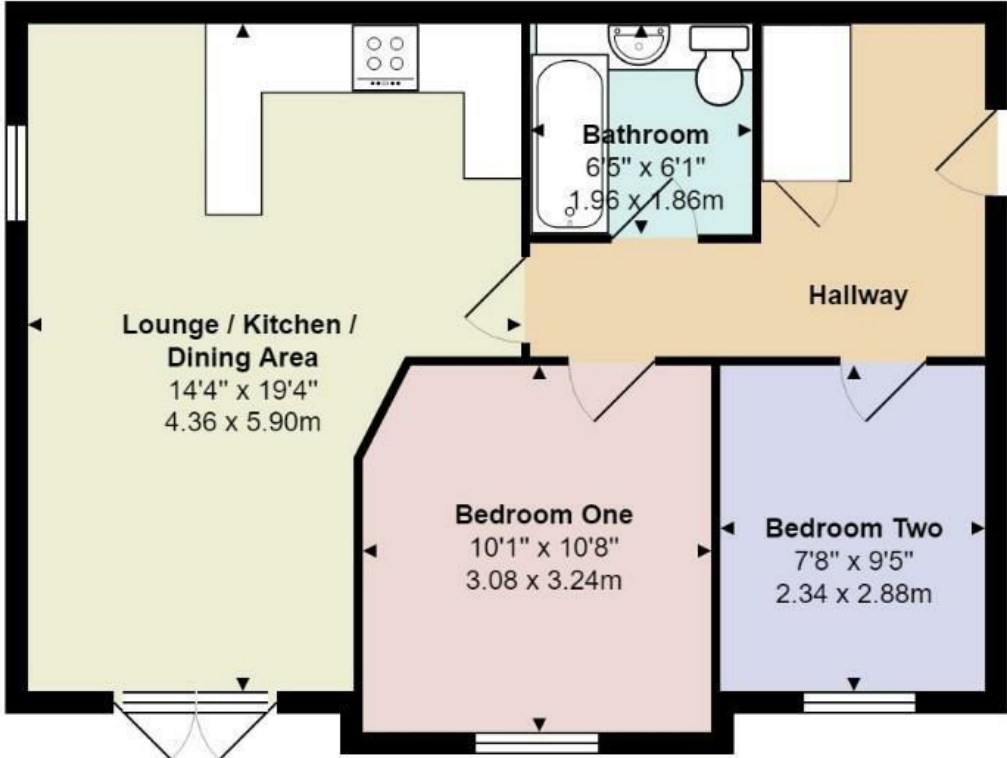
Property Specialist
Mr Nicky Pearcey
Lettings Negotiator

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Comments by the Homeowner

24 Clos Dol Heulog



First Floor Apartment

Total Area: 549 ft² ... 51.0 m²

All measurements are approximate and for display purposes only



Clos Dol Heulog

Pontprennau, Cardiff, CF23 8AT

PCM

£1,150 PCM



2 Bedroom(s)



1 Bathroom(s)



sq ft



Contact our
Llanishen Branch

02920 499680

A modern and well-presented first floor two-bedroom apartment, situated in a peaceful cul-de-sac location. The accommodation comprises two generous double bedrooms, a stylish bathroom with an overhead shower, a bright open-plan lounge and dining area, and a fully fitted kitchen complete with integrated appliances, including a dishwasher. Further benefits include double glazing, a Juliette balcony, and allocated off-road parking. Offered on a fully furnished basis.

Available 7th August 2026

EPC Rating: B
Council Tax: Band D

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.



Communal entrance

Secure communal entry system, independent letter boxes, stairs to this first floor apartment.

Independent Entrance

With security entry system, smooth walls and ceiling, spot lights, wall mounted electric heater, doors to all rooms and airing cupboard/storage room

Lounge / Dining / Kitchen area

Modern open plan living area with dual aspect, kitchen comprising a range of wall, base and drawer units, integral electric hob and oven with chrome extractor over, stainless steel round sink and drainer with chrome mixer tap, integral dishwasher, integral washing machine, space for upright fridge/freezer, wood effect flooring and spot lights.
Open to the lounge area with smooth wall and ceiling, further spot light, Upvc double glazed window to the side and Upvc Juliet style doors to the front aspect, carpeted flooring and two wall mounted electric heaters.

Bedroom One

Double bedroom with smooth wall and ceiling with spot lights, carpeted flooring, wall mounted electric heater,Upvc double glazed window to the front aspect.

Bedroom Two

The smaller double bedroom with smooth wall and ceiling with spot lights, carpeted flooring, wall mounted electric heater,Upvc double glazed window to the front aspect.

Bathroom

Modern white suite comprising P shaped panel bath with shower over, splash back mosaic tiling, wash hand basin and W.C Inset the feature vanity unit, spot lights, shaver point, extractor fan and heated electric towel rail.

Allocated parking space

One allocated parking space.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

