

TO LET



Richmond Road

Roath, Cardiff, CF24 3BX

ROATH, CARDIFF

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MONTHLY RENT

£1,100

2 BEDROOMS

1 BATHROOM

1 RECEPTION





THE PROPERTY

A modern, first-floor flat on Richmond Road - located just a 10 minute walk from the City Centre, main Cardiff University campus as well as the popular amenities of Roath, Cathays and within a short stroll from Roath Park and the lake. Offering bay-windowed lounge, modern-fitted kitchen and modern, smart bathroom it is indeed a cracking flat and ideal for sharers of a couple! Two double bedrooms, one accessed via the lounge. Gas Central Heating and nicely furnished with solid furnishings throughout.

Furnished tastefully. Street Parking.

EPC RATING of C A holding fee of one weeks' rent will be payable to secure the property. This will be deducted from the final balance payable upon moving into the property, subject to a successful application. JeffreyRoss Limited reserves the right to retain this payment should the applicant have provided false or misleading information at the time of applying for the Tenancy or failed to take reasonable steps to enter into the tenancy agreement.

INSIDE



ACCOMMODATION

PROPERTY TYPE

STUDENT PROPERTY

FURNISHED

FURNISHED

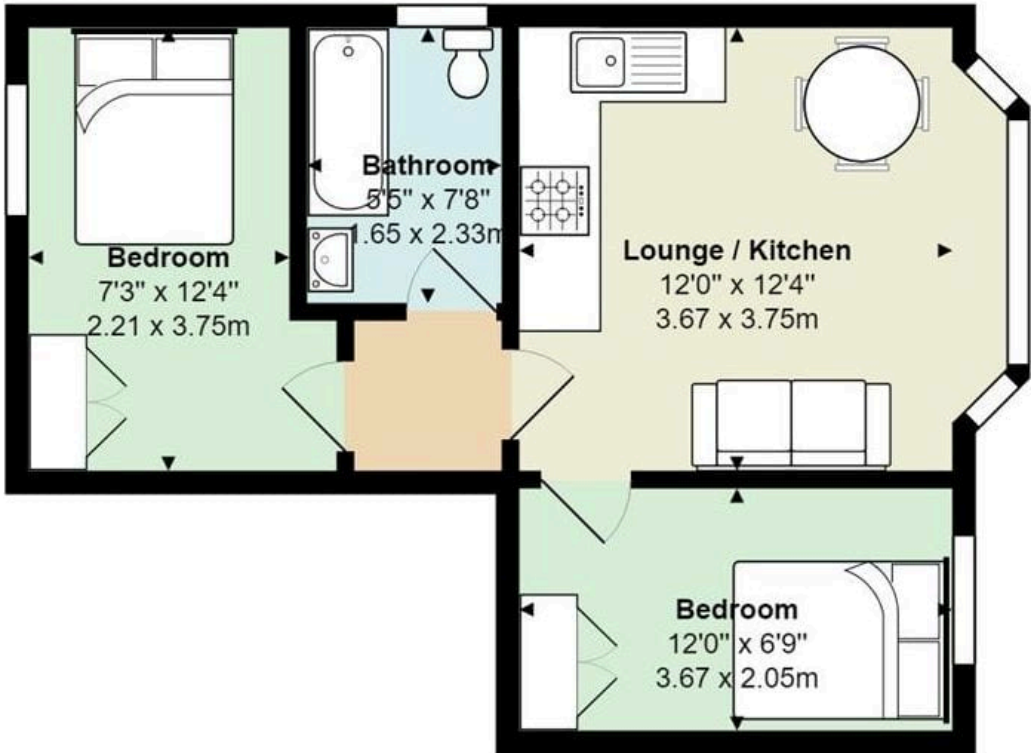
AVAILABLE FROM

1 JULY 2027

EPC RATING

75 · POTENTIAL 80

Richmond Road, Roath



Total Area: 416 ft² ... 38.6 m²

All measurements are approximate and for display purposes only

Nicky Pearcey

STUDENT LETTINGS BRANCH

029 2049 9680

38 WELLFIELD ROAD, PENYLAN, CARDIFF, CF24 3PB

jeffreycross.co.uk



SCAN TO SEE WHAT'S
NEAR YOU

CARDIFF

VALE

CAERPHILLY

BRISTOL

These particulars are a general guide and do not form part of any offer or contract. Measurements are approximate, taken at the widest points, and should not be relied on for carpets or furnishings. We have not tested any services, appliances, fittings or systems. Photographs may have been taken with a wide-angle lens. Council tax band is as advised by the landlord. A holding deposit, a security deposit and other permitted payments may apply; the current schedule is published at jeffreycross.co.uk/docs/lettings-fees.pdf. Client money protection: Client Money Protect, membership CMP001425. Jeffrey Ross, 38 Wellfield Road, Penylan, Cardiff, CF24 3PB. 029 2049 9680. The Property Ombudsman, membership D03828. jeffreycross.co.uk