

Llwyn Y Grant Road, Cardiff CF23 9HL

Property Ref. IW4890E



5 BEDROOM DETACHED HOUSE

**** A SUPERIOR EXECUTIVE DETACHED HOME **** Offered for rent in this desirable area is this modern, superbly presented large property. With entrance hallway, lounge through diner, large kitchen with dining area, five good sized bedrooms, two ensuites, and family bathroom.

£1550 Per Calendar Month

LET AGREED

Description:

**** A SUPERIOR EXECUTIVE DETACHED HOME **** Offered for rent in this desirable area is this modern, superbly presented large property. With entrance hallway, lounge through diner, large kitchen with dining area, five good sized bedrooms, two ensembles, and family bathroom.

Bedrooms:	5
Property Type:	Detached House
New Build:	No
Furnishing:	Unfurnished
Letting Type:	Not Specified
Council Tax:	BAND

Tenancy Information:

PERMITTED PAYMENTS

As well as paying the Rent and Security Deposit, you may also be required to make the following permitted payments.

Before the tenancy starts (payable to Ian Walters Property Letting & Management "the Agent"):

- * Holding Deposit - 1 week's rent

During the tenancy (payable to the Agent):

- * Payment for the late payment of rent
- * Payment for a breach of the tenancy agreement

During the tenancy (payable to the provider) if permitted and applicable:

- * Utilities - gas, electricity, water
- * Communications - telephone and broadband
- * Installation of cable/satellite
- * Subscription to cable/satellite supplier
- * Television licence
- * Council Tax

Other permitted payments:

- * Any other permitted payments, not included above, under the relevant legislation including contractual damages.

TENANT PROTECTION

Ian Walters Property Letting & Management holds Client Money Protection Insurance with Lonsdale Insurance Brokers, and is also a member of The Property Ombudsman, which is a redress scheme. You can find out more details on the Agent's website or by contacting the Agent directly.