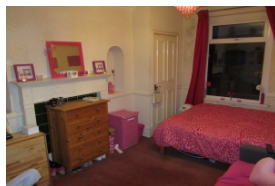


## Connaught Road, Cardiff CF24 3PW

Property Ref. IW6670C



### 1 BEDROOM STUDIO

**\*\* A FANTASTIC STUDIO FLAT IN A GREAT LOCATION \*\*** Offered for rent is this well located flat, close to amenities and transport links. With lounge/bedroom, separate kitchen and shower room. No DSS.

**£395 Per Calendar Month**

LET AGREED

**Description:**

**\*\* A FANTASTIC STUDIO FLAT IN A GREAT LOCATION \*\*** Offered for rent is this well located flat, close to amenities and transport links. With lounge/bedroom, separate kitchen and shower room. No DSS.

|                       |                 |
|-----------------------|-----------------|
| <b>Bedrooms:</b>      | 1               |
| <b>Property Type:</b> | Studio          |
| <b>New Build:</b>     | No              |
| <b>Furnishing:</b>    | Fully Furnished |
| <b>Letting Type:</b>  | Not Specified   |
| <b>Council Tax:</b>   | 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.