

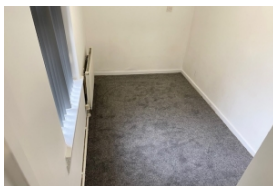


IAN WALTERS
PROPERTY LETTING & MANAGEMENT

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29 The Landings, Penarth Marina, CF64 1SR

Connaught Road, Cardiff CF24 3PY

Property Ref. IW7184U



1 BEDROOM GROUND FLOOR FLAT

**** A NEWLY DECORATED AND RECARPETED ONE BEDROOM FLAT IN ROATH **** Available immediately is this conveniently located property in great condition. With living room/diner, separate kitchen, shower room and double bedroom. With access to rear outside area. EPC D.

£650 Per Calendar Month

LET AGREED

Description:

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Bedrooms:	1
Property Type:	Ground Floor Flat
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.