



Westfield Road , Glyncoch, Pontypridd, CF37 3AG
£1,000 pcm | Available Now | 3 bedroom



- **Unfurnished**
- **Cul-De-Sac Location**
- **Sought After Location**
- **Three Bedroom Bungalow**
- **Large Garden**
- **Off Road Parking**
- **Modern Throughout**
- **Two Reception Rooms**
- **EPC Rating**
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**** AVAILABLE NOW ** SEMI-DETACHED BUNGALOW ** CUL-DE-SAC LOCATION ** OFF ROAD PARKING ** AVAILABLE WITH DEPOSIT FREE OPTION ****

James Douglas are delighted to offer this charming bungalow in the popular area of Glyncoch, Pontypridd to rent. The property is in a fantastic location being only a short distance from shops and schools. The property itself consists of a large lounge with French doors leading out onto the large low maintenance front garden, a large dining room with access to the rear patio & garden, three bedrooms, large bathroom with corner bath & overhead shower, modern fitted kitchen. The house also benefits off road parking for up to three vehicles.

Key Details

Monthly Rent: £1,000.00

Deposit - £1,100.00

Holding Deposit - £229.00

EPC - D

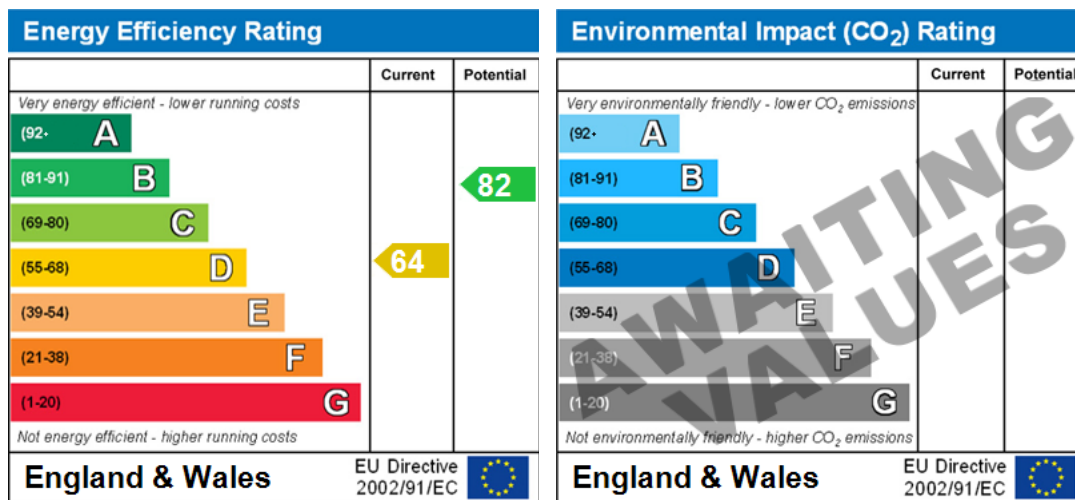
Council Tax Band: C

Building Materials: Unknown

Sewerage Supply: Mains Sewerage

Broadband Coverage: Openreach - Standard to Ultrafast speeds available

Mobile Coverage: No known issues



Relevant letting fees and tenant protection information

As well as paying the rent, you may also be required to make the following permitted payments.

Before the tenancy starts (payable to James Douglas)

- Holding Deposit: One week's rent
- Security Deposit: Usually a deposit equivalent to 5 weeks rent will be charged, except where the annual rent exceeds £50,000 (deposit equivalent to 6 weeks rent) or a pet is agreed at the property (additional deposit of £100 per pet)
- Rent Arrears. Chargeable from 7 days arrears, calculated on the interest at 3% above Bank of England base rate
- Payment for a breach of the tenancy agreement up to the prescribed limit

During the tenancy (payable to the landlord/managing agent 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 and for the loss of a key or other security device

Tenant protection: James Douglas Sales & Lettings and Student Living by James Douglas are members of Propertymark and Lonsdale Insurance Brokers Ltd (client money protection schemes), and members of The Property Ombudsman redress scheme. You can find more details on our website.

If you wish to rent a property as a company tenant, there is a £300 application fee.