



Electra House , Cardiff Bay, Cardiff, CF10 4RD
£1,300 pcm | Available Now | 2 bedroom



- **Furnished**
- **Two Bedrooms**
- **Fantastic Location**
- **Close to local amenities**
- **Allocated Parking**
- **EPC Rating G**

****TWO BEDROOM FLAT** AVAILABLE FEBRUARY 28TH **FURNISHED****

James Douglas are delighted to offer this fantastic two bedroom furnished flat in Cardiff Bay. The property is in the Celestia complex, which is in a fantastic location in Cardiff bay, close to lots of local bars & restaurants and the Cardiff Red Dragon Centre. The property itself comprises of a large open plan living room/kitchen, two double bedrooms, one with en-suite shower room and a main bathroom with bath & shower.

Monthly Rent: £1,300

Deposit: £1,400

Holding Deposit: £298

EPC Rating: C

Council Tax Band: TBC

Building Materials: Unknown

Sewerage Supply: Mains Sewerage

Broadband Coverage: Standard to Ultrafast Speeds Available

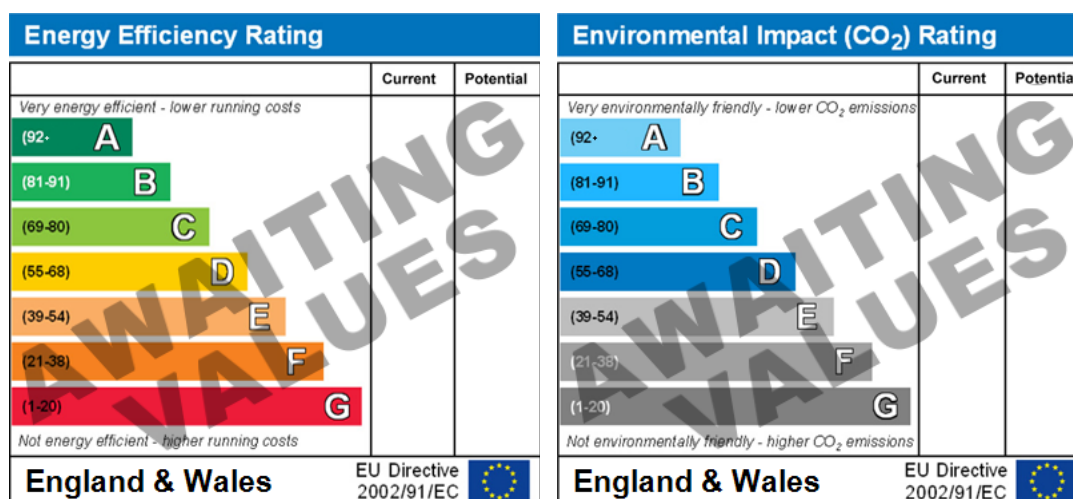
Mobile Coverage: No known issues

Utility Supplies: Electric only

Water Supply: Metered

Parking Status: Allocated Parking for 1 car

Building Safety - Building has had cladding issues that are due to be rectified.



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.