



Richmond Road , Roath, Cardiff, CF24 3BW
£820 pcm | Available 15 July 2025 | 1 bedroom



- Part Furnished
- Close to local amenities
- Close to Roath Park Lake
- Double Bed
- Close to City Centre
- Fantastic Location
- On Street Parking
- Great Transport Links
- EPC Rating D

**** ONE BEDROOM APARTMENT ** AVAILABLE 15TH JULY ** GREAT LOCATION ****

James Douglas are delighted to offer this one-bedroom apartment situated in a great location just minutes from Roath Park and in close proximity of Cardiff city centre. Benefits include shops, parks and restaurants just moments from the doorstep. The property comes furnished and is suitable for both professionals and students alike. This spacious property includes a double bedroom with a wardrobe and desk suitable for those working from home or studying. The stylish kitchen features a built-in oven and hob. As well as the bathroom which benefits from a shower over the bath.

Rent: £820.00

Deposit: £920.00

Holding Deposit: £188.00

EPC Rating: D

Council Tax Band: B

Building Materials: Unknown

Sewerage Supply: Mains Sewerage

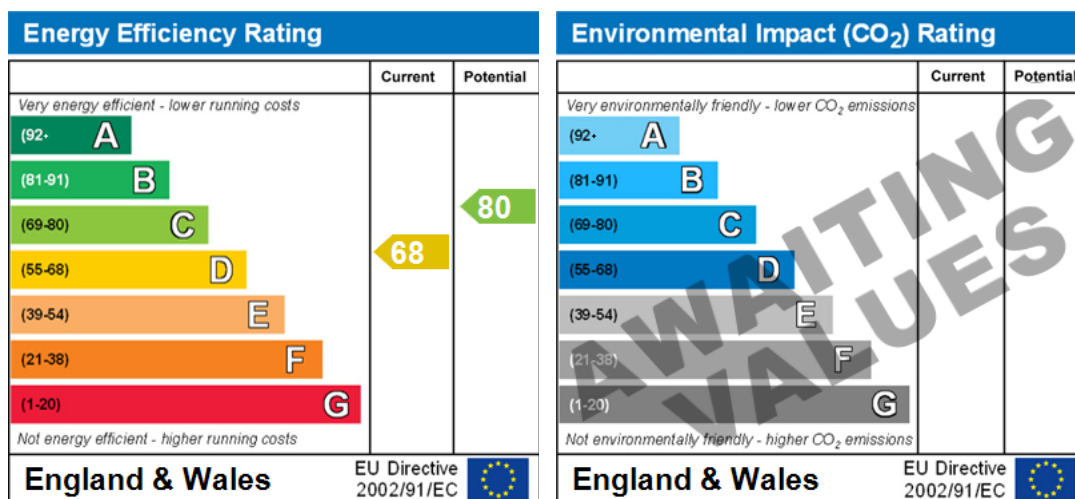
Broadband Coverage: Standard to Ultrafast speeds available

Mobile Coverage: No known issues

Utility Supplies: Electrical supply only

Water Supply: Unknown if metered or unmetered

Parking Status: On street permit parking



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.