



**Cathays Terrace , Cathays, Cardiff, South Glamorgan, CF24 4JA**  
**£950 pcm | Available Now | 1 bedroom**



- **Unfurnished**
- 
- **EPC Rating**  
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**\*\* AVAILABLE NOW \*\* ONE BEDROOM GROUND FLOOR FLAT \*\* UNFURNISHED \*\* NEW RENOVATION \*\* AVAILABLE WITH NO DEPOSIT OPTION \*\***

## Description

James Douglas are delighted to offer this newly renovated one bedroom, ground floor flat to rent on Cathays Terrace, Cardiff. The property is in an ideal location with many amenities nearby and within a short walk to Cathays train station. The property itself consists of modern open plan kitchen/lounge, double bedroom and bathroom. The flat also benefits from an enclosed communal garden. Permitted parking available on neighboring roads.

## Key Details

Monthly Rent: £950

Deposit: £1050

Holding Deposit: £218

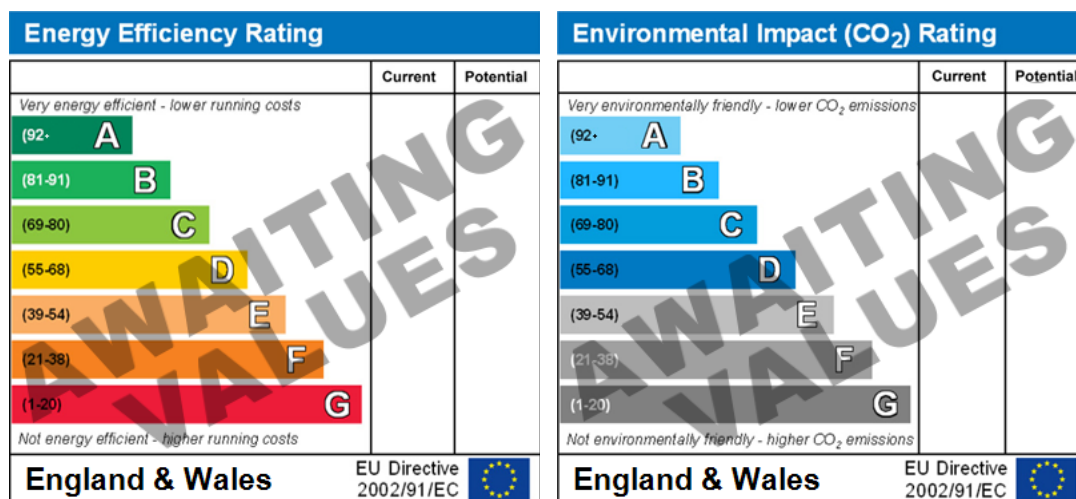
EPC Rating: TBC

Council Tax Band: A

Building Materials: Brick

Sewerage Supply: Mains

Broadband Coverage: Standard to Superfast speeds available - Openreach/Virgin Media



### 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.**