



Glyn Simon Close , Cardiff, CF5 2RZ  
£1,100 pcm | Available Now | 2 bedroom



- Unfurnished
- Allocated Parking
- Two Bedrooms
- Cul-De-Sac Location
- Unfurnished
- EPC Rating  
[[EPCImages.EERImage.CurrentAsLetter]]

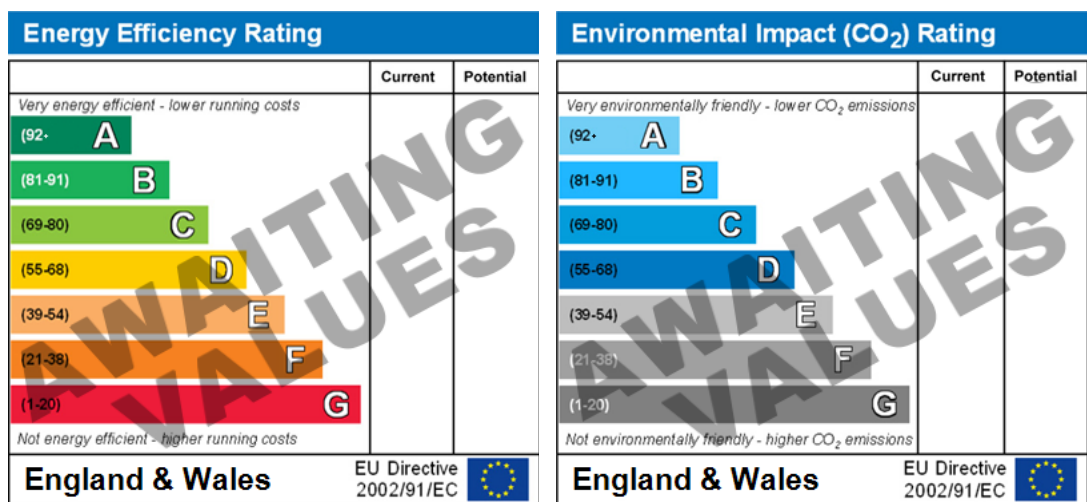
**\*\*TWO BEDROOM HOUSE\*\*ALLOCATED PARKING\*\*UNFURNISHED\*\*AVAILABLE NOW\*\***

James Douglas are delighted to offer the fantastic two bedroom house on Glyn Simon Close. The property is in a lovely quiet location in Danescourt and not far from the local train station. The property itself consists of a living room, good sized kitchen, two double bedrooms and a bathroom. The property further benefits from two allocated parking spaces and a great sized rear garden.

Rent: £1,100

Deposit: £1,200

Holding Deposit: £252



**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.