



Pinewood Flats , Rhydyfelin , CF37 5EA
£625 pcm | Available Now | 1 bedroom



- **Unfurnished**
- **Double Bed**
- **Close to local amenities**
- **On Street Parking**
-
- **EPC Rating G**

**** ONE BEDROOM FLAT ** UNFURNISHED ** AVAILABLE NOW ** GREAT LOCATION ****

James Douglas are delighted to offer this fantastic 1 bedroom first floor flat to rent. The property is in a fantastic location, close to local transport links and a short drive into Pontypridd town centre. The property itself consists of 1 double bedroom, living/dining space, kitchen and a bathroom. The property also benefits from on street non permit parking outside the property.

Monthly Rent: £625.00

Deposit: £725.00

Holding Deposit: £143.00

EPC Rating: D

Council Tax Band: B

Building Materials: Brick

Sewerage Supply: Ask Agent

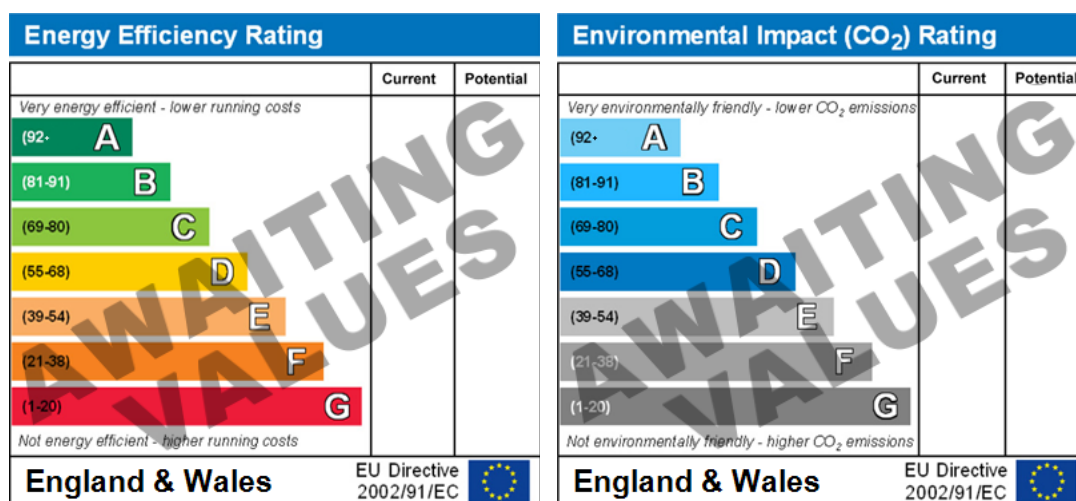
Broadband Coverage(Internet is NOT included in the rent):Openreach & Virgin Media are the suggested providers with download speeds up to 1000Mbps and upload speeds of up to 100 Mbps

Mobile Coverage: 5G is predicted to be available in this area with most major providers

Utility Supplies: Electrical supply & gas central heating

Water Supply: Ask agent

Parking Status: ON STREET NO PERMIT



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.