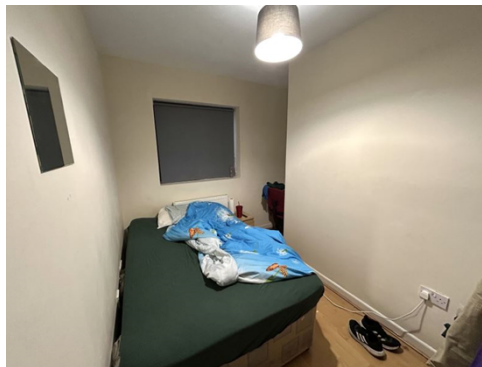
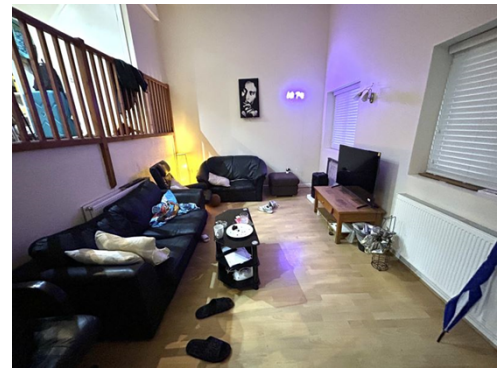


My Student Living

TO LET

Wood Road , Treforest, Pontypridd, CF37 1RJ
£1,400 pcm | Available 03 July 2026 | 4 bedroom



- Furnished
-
- EPC Rating G

**** FOUR BEDROOM STUDENT HOUSE SHARE ** AVAILABLE FROM JULY 2026 ** GREAT LOCATION ****

My Student Living are delighted to offer this 4 bedroom student house share available from July 2026. This property comprises of four bedrooms, a spacious lounge on the first floor, then stairs leading upto a kitchen diner, a small bathroom and another bathroom upstairs with a shower/bath. Each bedroom offers a desk to study along with a bed, wardrobe, and bedside table. The property is a 5-minute walk from the USW Treforest campus and is also very close to local shops, train, and bus routes.

Monthly Rent: £1,400.00

Deposit: £1,500.00

Holding Deposit: £321.00

EPC Rating: C

Council Tax Band: C

Building Materials: Brick

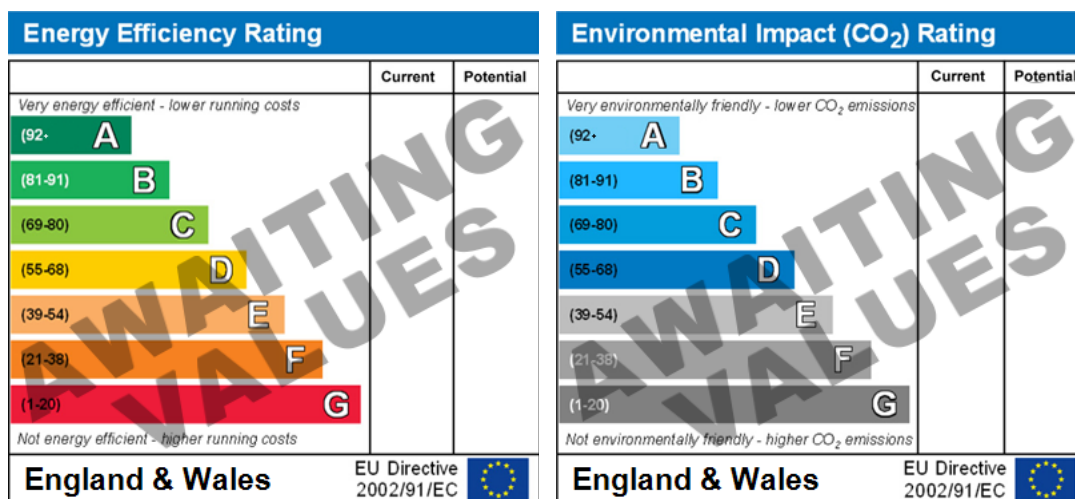
Sewerage Supply: MAINS

Broadband Coverage(Internet is NOT included unless otherwise stated in the description) STATE WHAT IS AVAILABLE AND POTENTIAL SPEEDS

Mobile Coverage: No known issues

Utility Supplies: Electrical supply & gas central heating

Water Supply: Ask agent



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.