



11 Crwys Road , Cathays, Cardiff, CF24 4NA  
£1,200 pcm | Available 10 August 2026 | 2 bedroom



- Furnished
- Close to City Centre
- Close to Roath Park Lake
- Spacious kitchen/lounge
- Great Transport Links
- High Standard
- EPC Rating G

**\*\* TWO BEDROOM FLAT \*\* AVAILABLE 10TH OF AUGUST \*\* FURNISHED \*\* GREAT LOCATION \*\***

James Douglas are delighted to offer this stunning fully furnished 2 bedroom flat in Crwys Court, Roath. Located just a 10-minute walk from the stunning Roath recreational park/ lake, and just a 20-minute walk to the city center lies this lovely 2 double bedroom flat on Crwys Road, within a close radius to numerous clothing stores, restaurants, and market amenities that the adjacent Albany road has to offer. This fully furnished high standard property benefits from a secure gated entrance, a modern kitchen with integrated fridge/freezer and oven, 2 double bedrooms with 1 having a walk-in wardrobe. An open plan living/ dining room area, with a sleek modern tiled bathroom with shower over bathtub. The property is also boasts permitted parking subject to council approval.

Monthly Rent: £1,200.00

Deposit: 1,300.00

Holding Deposit: £275.00

EPC Rating: D

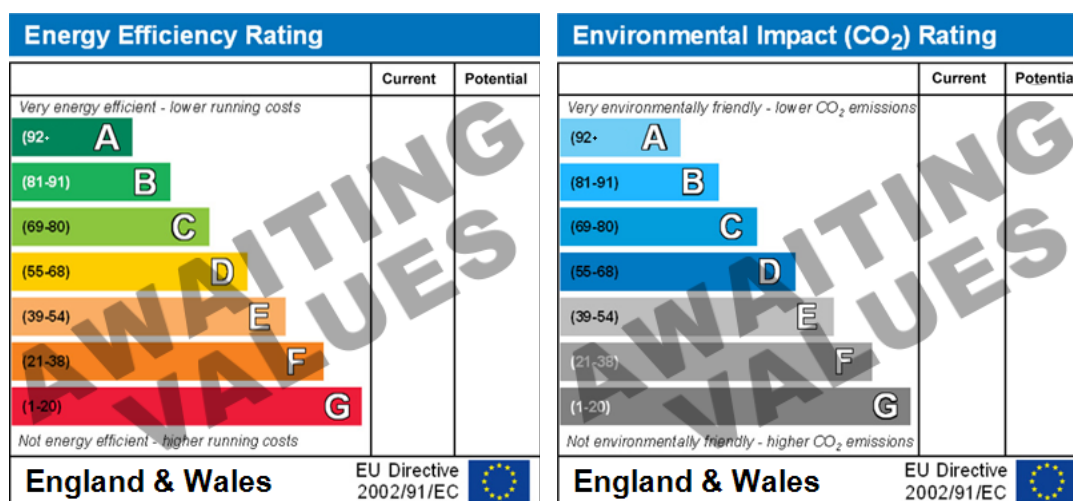
Council Tax Band: C

Building Materials: Unknown

Sewerage Supply: MAINS

Broadband Coverage(Internet is NOT included) : Openreach is the suggested provider with download speed up to 80Mbps and upload speeds up to 20Mbps

Mobile Coverage: No known issues



**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.**