



Adamsdown Square , Adamsdown, Cardiff, CF24 0EZ  
£1,100 pcm | Available 14 May 2026 | 2 bedroom



- **Furnished**
- **All Double Bedrooms**
- **Fully Furnished**
- **On Street Permit Parking**
- **Ground Floor**
- **EPC Rating G**

**\*\*AVAILABLE NOW\*\* FURNISHED \*\*AVAILABLE WITH ZERO PERCENT DEPOSIT OPTION\*\***

James Douglas are delighted to present this fantastic two bedroom ground floor flat to rent. The property is situated in Adamsdown and is surrounded by plenty of local amenities and public transport links. The property boasts two double bedrooms, living/dining room, bathroom and kitchen. The property also benefits from having a private low maintenance rear garden and on street permit parking is available subject to council approval.

Monthly Rent: £1100.00

Deposit: £1200.00

Holding Deposit: £252.00

EPC Rating: C

Council Tax Band: C

Building Materials: Brick

Sewerage Supply: Ask Agent

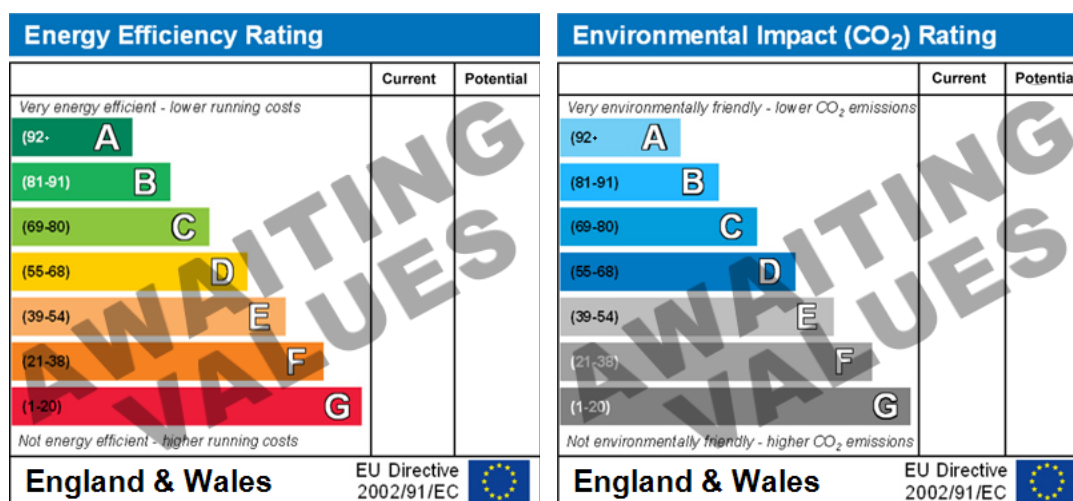
Broadband Coverage: Openreach & VirginMedia are the suggested providers with download speeds up to 1800Mbps and upload speeds up to 220Mbps

Mobile Coverage: Most major network providers are predicted to be able to provide 5G in this area

Utility Supplies: Electrical Supply & gas central heating

Water Supply: Ask agent

Parking Status: Permit parking



#### **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.**