



Colum Road , Cathays, Cardiff, CF10 3EH
£870 pcm | Available Now | 1 bedroom



- **Furnished**
- **One Bedroom Apartment**
- **Close to local amenities**
- **Fantastic Location**
- **Fully Furnished**
- **EPC Rating G**

****AVAILABLE NOW**FURNISHED**ONE BEDROOM APARTMENT****

James Douglas are delighted to present this one bedroom ground floor flat to rent. The property is situated on Colum road in Cathays and is surrounded by plenty of local ammeneties, transport links as well being a short walking distance to the local universities. This fully furnished flat boasts one double bedroom, bathroom and an open plan living kitchen area. The tenant of this property will also have access to the shared communal garden space and has access to on street permit parking (subject to council approval)

Monthly Rent: £870.00

Deposit: £970.00

Holding Deposit: £200.00

EPC Rating: D

Council Tax Band: B

Building Materials: Brick

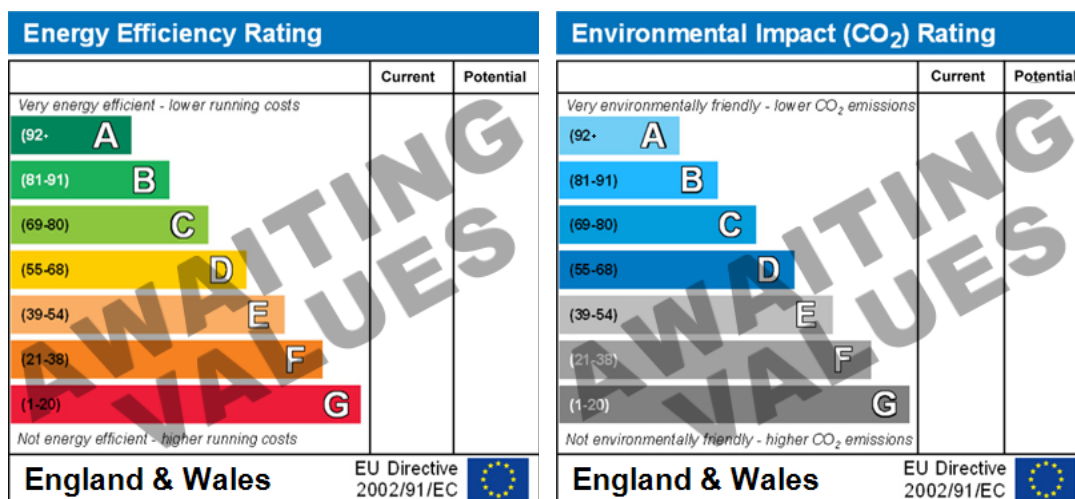
Sewerage Supply: Ask Agent

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

Mobile Coverage: Most major networks provide 5G in this area

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.