James Douglas
SALES AND LETTINGS

TO LET

Deluxe + , The Fitzroy, Cardiff, CF24 0ED

£250 pcm | Available 11 September 2027 | 1 bedroom

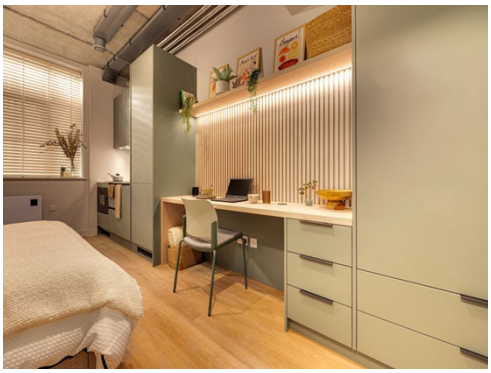












- Furnished
- Fully Furnished to a High Standard
- Bills Included
- Student property
- Double Bed
- Roof Top Balcony
- Cinema room
- On site Gym
- EPC Rating G

James Douglas Sales & Lettings, St Martins Row, 1 Albany Rd, Cardiff, CF24 3RP
029 2045 6444

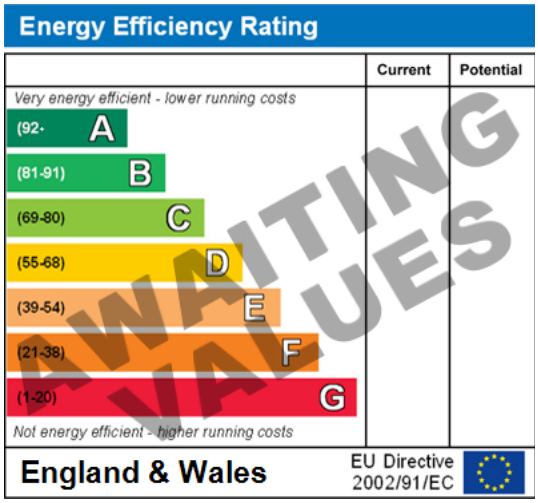
AVAILABLE 2027/2028 ACADEMIC YEARSTUDENT APARTMENTS**BILLS INCLUDED**

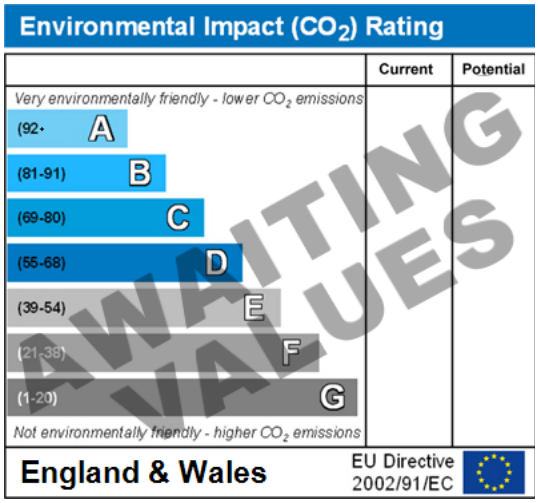
Looking to make the most of student life? The Fitzroy puts you in the perfect position to do just that. Located on Fitzalan Place, you'll be right on the doorstep of Cardiff's top higher education institutions and vibrant city centre:

At The Fitzroy, you get the freedom of your own stylish studio, complete with a sleek private en-suite bathroom, modern kitchenette, and dedicated study desk. That's space to cook, study, and chill, all on your own terms.

What's included?

Private ensuite bathroom with shower
Double bed with under-bed storage
Wardrobe and additional storage
Dedicated study desk and chair
Full-length mirror
Fully fitted private kitchen
Hob and sink
Fridge with freezer compartment
Microwave oven
Sofa





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.