James Douglas
SALES AND LETTINGS

TO LET

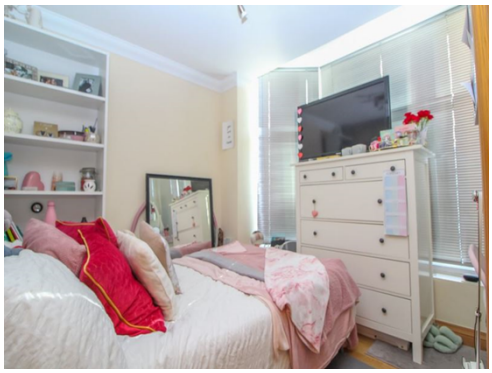
Mackintosh Place , Roath, Cardiff, CF24 4RQ

£1,500 pcm | Available 26 July 2027 | 3 bedroom













- Furnished
- All Double Bedrooms
- Close to local amenities
- Fantastic Location
- Close to City Centre
- EPC Rating C

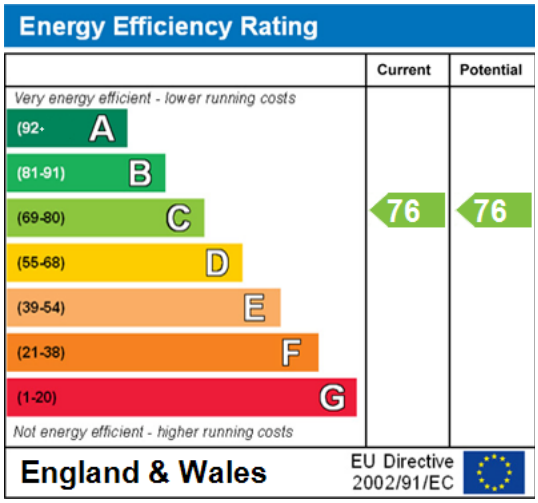
James Douglas Sales & Lettings, St Martins Row, 1 Albany Rd, Cardiff, CF24 3RP
029 2045 6444

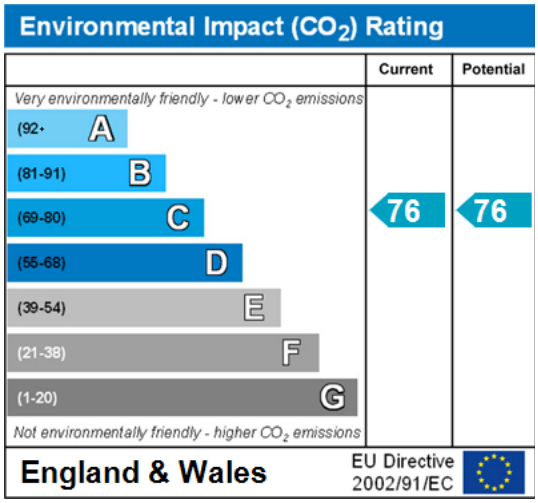
** THREE BEDROOMS ** FURNISHED ** AVAILABLE FOR 2027/2028 ACADEMIC YEAR ** FANTASTIC LOCATION **

James Douglas Sales and Lettings is delighted to offer this fantastic 3 bed flat to rent. Excellent access into the city centre and close to local amenities and a bus ride to the city centre. The property itself consists of a spacious open plan lounge/kitchen with modern fitted units, three double bedrooms and bathroom with shower over bath. The flat also benefits from a lovely garden and on street parking.

Key Details

Monthly Rent: £1500
Deposit: £1600
Holding Deposit: £344
Council Tax Band: C
Building Materials: Brick
Sewerage Supply: Mains sewerage
Broadband Coverage: Virgin Media, Openreach are the suggested providers with upload speeds up to 220 Mbps & download speeds up to 1800 Mbps
Mobile Coverage: 5G is Available with some major network providers
Utility Supplies: Electrical supply and gas central heating
Water Supply: Unknown if metered





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.