

Let Agreed



Praed Street

, Paddington,, W2 4JU

Rental £600 pcm

1 bedroom Studio available Now

Senghennydd Road, Cathays, Cardiff, CF24 4AY
info@letmc.com

020 666 4444

Opening Times

Mon 09.00 - 18.00; Tues 09.00 - 18.00
Wed 09.00 - 18.00; Thurs 09.00 - 20.00
Fri 09.00 - 18.00; Sat 09.00 - 13.00; Sun Closed

* Furnished

* Double glazed

* Central heating

Situation

Stunning brand new compact modern bedsit on 3rd floor of refurbished development. Wooden flooring, neutral décor throughout. Open plan kitchen & living room with all mod cons n/a washing machine. Shared use of two showers and two w/c's on the same floor. Fully furnished. 1 minute from Paddington Tube Zone 1, bus links, shops, and local amenities.

Accommodation

Bedroom

Hallway

Kitchen

Living room

Shower Room

Studio

7.06m (23'2") x 8.05m (26'5")

Toilet

All measurements are approximate.

Further Information

The deposit required is £650

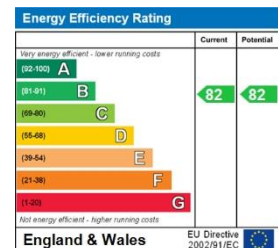
The landlord has requested to include No Pets allowed

The landlord is willing to rent this home to Employed, Self Employed, Unemployed, Student, Own Means, Retired, Company, Council

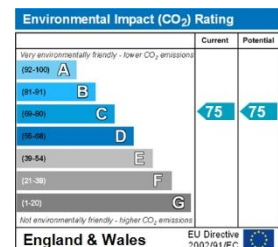
The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 6 Months

Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.

Creation Date: 02/05/2017

Property Ref: inst-22

IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © LetMC Letting Agents Ltd, 2017. LetMC Letting Agents Ltd Registered in England and Wales No.