





Claude Road

, Roath, Cardiff, CF24 3QD

Rental £865 Monthly
1 Bedroom Flat / Apartment
Available Now

* Furnished

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Situation

A furnished one-bedroom ground-floor flat on Claude Road in Roath, available now at £865 pcm. The accommodation includes an open-plan living room and fitted kitchen, a separate bedroom and bathroom, with laminate flooring, gas central heating and double glazing. The front of the property benefits from a bay window, while the location provides convenient access to Albany Road, local supermarkets, shops and transport connections.

The Property

The main living area is arranged as an open-plan lounge and kitchen. The lounge has light wood-effect laminate flooring, high ceilings with coving, a radiator and a combination of ceiling and wall lighting. It is furnished with a leather sofa and coffee table, with additional furniture visible in the current photographs. A small breakfast bar with two stools separates the living area from the kitchen.

The fitted kitchen has white units with dark worktops and white metro-style tiled splashbacks. Appliances visible include an integrated electric oven, electric hob and washing machine, together with a stainless-steel sink and drainer positioned beneath the rear window. The kitchen also houses the wall-mounted gas boiler.

The bedroom is a good-sized separate room with laminate flooring, a radiator, high ceiling and coving. It is furnished with a bed and freestanding wardrobe/storage unit. The original listing also confirms that the flat is positioned at the front of the ground

Directions

Further Information

The deposit required is £925

floor and has a bay window.

The bathroom is described by the listing as fully tiled. The property has gas central heating and double glazing throughout.

Location

Claude Road is in Roath, with Albany Road within a short walk. This gives convenient access to a substantial range of everyday shops, supermarkets, cafés, restaurants and other services. A Sainsbury's on Albany Road is around 0.1–0.2 miles away, while Tesco stores are also available on Wellfield Road and Albany Road.

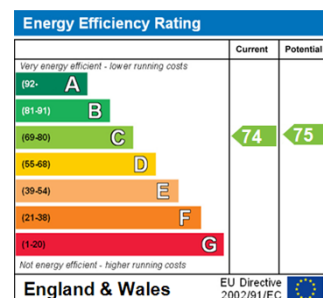
For connections further into Cardiff, the property listing places Cardiff University approximately 0.7 miles away, Cardiff Students' Union approximately 0.7 miles away and Cardiff Queen Street railway station approximately 0.8 miles away. These are straight-line distances supplied by the property listing rather than measured walking routes. Cardiff Central is listed at approximately 1.4 miles.

Bus services are available around Albany Road and Wellfield Road, providing connections towards Cardiff city centre and other parts of the city.

Key Information

Rent: £865 pcm
Deposit: £925
Bedrooms: 1
Property Type: Ground-floor flat
Furnishing: Furnished
Available From: Now
Council Tax: Band B
EPC: Rating C
Heating: Gas central heating
Glazing: Double glazing
Kitchen/Living Space: Open-plan
Bills: Council tax, electricity, gas, water, broadband and TV licence are the tenant's responsibility.

Accommodation



All measurements are approximate.

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92- A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC 