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## The Parade

, Roath, Cardiff, CF24 3AA

Rental £950 Monthly  
2 Bedroom Flat / Apartment  
Available Now

\* Furnished

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### Situation

2-bedroom flat with a separate lounge. Fitted kitchen. Separate communal laundry room. Fully tiled bathroom with a shower. Gas central heating. Private parking can be rented, subject to availability. Intercom entry system. EPC D

### Directions

### Further Information

The deposit required is £1,150

### Accommodation

All measurements are approximate.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		77
(39-54)	E		
(21-38)	F		61
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	