

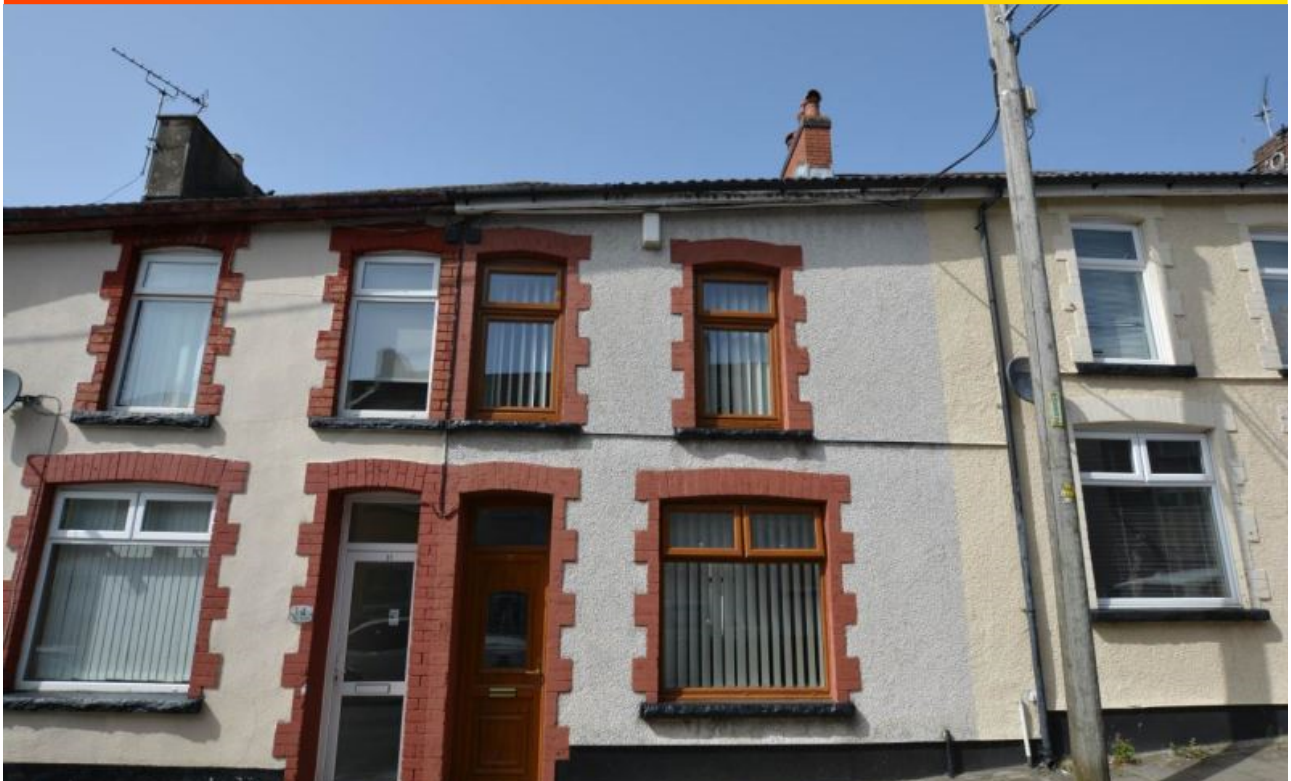


Estate & Letting Agents

Elm Street, CF81 9FD

**£775 Monthly**

**TO LET**



### Property Features:

- Unfurnished
- Mid Terrace Property
- Living room
- Fitted Kitchen
- Ground floor bathroom
- Utility Room
- Rear Yard
- Gas Central Heating

## Description


**\*\*WELL PRESENTED MID TERRACE PROPERTY\*\*3 BEDROOMS\*\*CLOSE TO LOCAL AMENITIES\*\*REAR YARD\*\*PROFESSIONAL APPLICANTS ONLY\*\*NO PETS\*\*NO SMOKERS\*\*RENT £775 PCM\*\*HOLDING DEPOSIT £175\*\*RENT REMAINDER £600\*\*BOND £850\*\***

JW Homes have pleasure in offering FOR RENT this Well Presented Mid Terrace Property situated in Aberbargoed close to local amenities, schools, major road networks and Bargoed train station with links direct to Cardiff City Centre. Accommodation briefly comprising to the Ground floor is Living/dining room, fitted kitchen, utility room and a Ground floor Shower room. To the First Floor are 3 Bedrooms. Further benefits include gas central heating, double glazing and rear yard.

PROFESSIONAL APPLICANTS ONLY, NO PETS, NO SMOKERS. EPC RATING C COUNCIL TAX BAND - A

RENT £775.00 PCM  
HOLDING DEPOSIT £175.00  
RENT REMAINDER £600.00  
BOND £850.00

## EPC Certificates

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92- A			(92- A		
(81-91) B		86	(81-91) B		
(69-80) C	70		(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	