



THOMAS H
WOOD

2B, Evansfield Road,
Llandaff Road,
Cardiff,
CF14 2FA

1 Bed Room

£700 PCM



A conveniently located one double bedroom ground floor maisonette forming a part of this converted former Post Office. This neat property has just been decorated throughout and benefits from an enclosed rear garden (via separate entrance). Situated in the heart of Llandaff North, next to the train station and a pleasant walk from Whitchurch village. On road parking. Gas central heating. Unfurnished with kitchen appliances. Available April 2025 on a minimum twelve month initial term. Council Tax Band B / EPC Rating B.



1



1



1



B

£700 PCM

CONTACT

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TELEPHONE

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WEBSITE

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	87
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Ground Floor

Approx. 33.9 sq. metres (364.4 sq. feet)



Total area: approx. 33.9 sq. metres (364.4 sq. feet)