

Llwyn Grug

CARDIFF, CF14 6LN

£1,450 PER CALENDAR MONTH

Hern &
Crabtree



Llwyn Grug

Hern & Crabtree are delighted to present this attractive three-bedroom semi-detached home, situated in a quiet and desirable location in the popular area of Rhiwbina.

The property briefly comprises an entrance hall with a convenient cloakroom, a bright and welcoming living room and a spacious modern kitchen with direct access to a lovely rear garden. To the first floor are three well-proportioned bedrooms and a contemporary family bathroom.

Externally, the property benefits from an enclosed rear garden and off-road parking to the front. The home is ideally located close to local amenities and transport links, while enjoying a peaceful residential setting. (PLEASE NOTE THAT THE GARAGE AND LOFT SPACE IS NOT INCLUDED)

Available from February 2026 at £1,450 PCM.

INITIAL 6 MONTH CONTRACT

No smokers or pets permitted.

EPC Rating: C

Council Tax Band: E.

A holding fee of £150 will be payable to secure the property. This will be deducted from the final balance of the first month rent payable upon moving into the property subject to a successful application. Hern & Crabtree Ltd reserves the right to retain this payment should the applicant have provided false or misleading information.

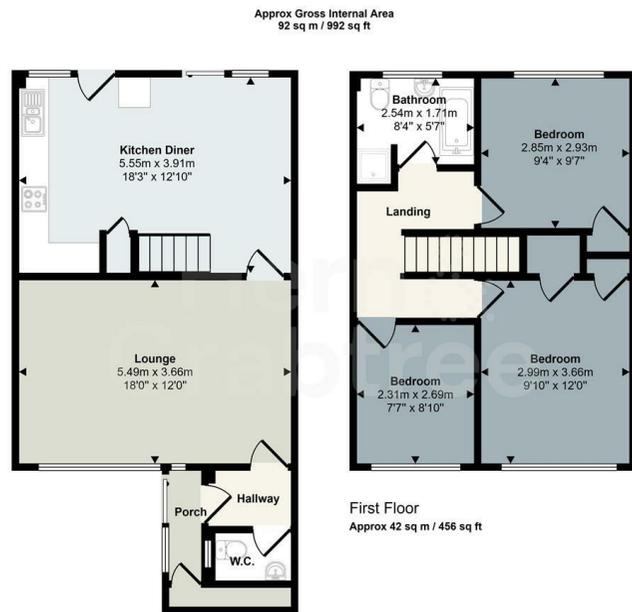




Good old-fashioned service with a modern way of thinking.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		70	70
(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 50 sq m / 536 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

