

# Fairleigh Road

PONTCANNA, CARDIFF, CF11 9JU

£1,500 PER CALENDAR MONTH

Hern &  
Crabtree



# Fairleigh Road

Hern & Crabtree are delighted to offer this well presented two-bedroom home in the highly sought-after area of Pontcanna — one of Cardiff's most desirable places to live.

This spacious property combines charm with comfort. The ground floor features a living room, a separate dining room ideal for entertaining or home working, and a well-appointed kitchen with a separate utility area and convenient ground-floor shower room/WC.

Upstairs, the property offers two double bedrooms, both well proportioned, along with a modern family bathroom.

Perfectly positioned just moments from Pontcanna's renowned cafés, independent shops, green spaces, and excellent transport links into Cardiff city centre, this home is ideal for professionals or couples seeking both lifestyle and convenience.

Available from end of March 2026. £1500PCM. Unfurnished. Epc Rating D Council Band F.

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 at the time of application.

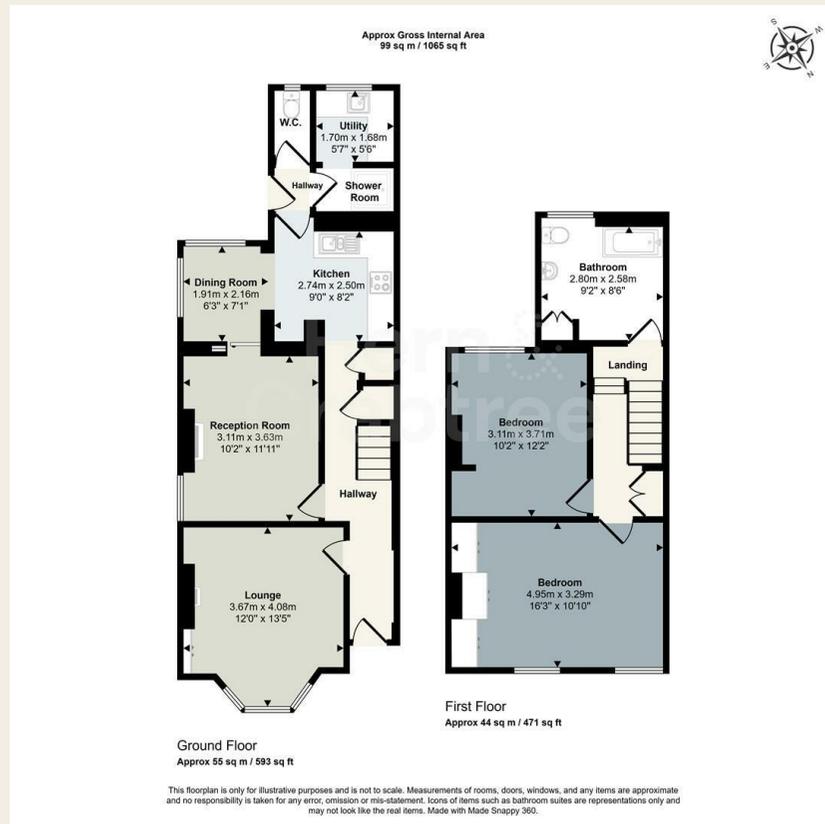




# Good old-fashioned service with a modern way of thinking.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>82</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>63</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



## Hern & Crabtree



02920 780230



lettings@hern-crabtree.co.uk



hern-crabtree.co.uk



87 Pontcanna Street, Pontcanna, Cardiff, CF11 6QS



The property title and lease details (including duration and costs) are provided by the seller and have not been independently verified by Hern and Crabtree. We recommend consulting your legal representative to verify all details before exchanging contracts. All descriptions, measurements, and floor plans are intended as a guide and may not fully represent the property's current condition. Photographs may be edited for marketing purposes. Prospective buyers should verify all details and personally inspect the property. Hern and Crabtree cannot accept responsibility for inaccuracies or discrepancies. We do not test property systems, appliances, or services, and any condition opinions are based on industry experience, not formal surveys. Buyers should seek independent inspections, surveys, and legal advice. Marketing figures, including asking prices, are market appraisals based on available information and market conditions, not formal valuations. Vendors set asking prices, which may differ from valuations for mortgage or survey purposes. Hern and Crabtree is not liable for discrepancies or any losses resulting from sale or purchase withdrawals. By proceeding with a purchase, you confirm you have read and understood this disclaimer.