



# Bristol SU Lettings



Flat 2, Queens Gate 44a Queens Road, Bristol, BS8 1FG  
£6,265 PCM



**\*\* BILLS INCLUDED IN RENT\*\*STUNNING 7 BED BOUTIQUE APARTMENT** – Discover luxury living with this exquisite 7-bed flat located in the prime spot on the Triangle. Professionally interior designed, this boutique residence offers elegance and style. just minutes away from Bristol University and the bars and restaurants of Clifton, allowing for a truly immersive student experience in the city of Bristol. The flat is decorated and furnished to the highest standard with all high spec appliances supplied in the kitchens and bathrooms. You also have access to a shared space in the communal landing area before you enter the property where you can socialise with other tenants. The property also benefits from a bike store located on the first floor and recycling facilities. Available from 12th July 2025. £995.00 per person pcm. The rent is paid **QUARTERLY** and will include all utility bills and super fast Wi-Fi will be provided.

- All Bills Included – Stunning 7-Bed Luxury Apartment in Prime Bristol Location!
- Fully furnished with stylish décor and modern finishes
- Superfast WiFi – perfect for studying (or streaming!)
- With its prime location close to universities, cafes, nightlife, and transport links, this is student living at its best.
- All bills included – no hidden costs!
- High-spec kitchen & bathrooms with premium appliances
- Bespoke management service for hassle-free living
- Available 12th July.

