



Bristol SU Lettings



40 Stanbury Avenue, Bristol, BS16 5AN
£2,500 PCM



This is an ideal property for UWE Healthcare students! It has what you need: 4 generous bedrooms and plenty of shared living space: large kitchen-diner, luxury walk-in shower, separate lounge plus a sunny rear garden. The four bedrooms (no box room in this house!) all have double beds and are furnished with everything you need, including black out blinds. Come and have a look!

The kitchen has a large fridge & freezer, plus under worktop fridge & freezer. Each tenant has a dedicated food cupboard & drawer in the kitchen. South facing rooms have black out blinds to ensure you can sleep by day during the summer. There is a washer dryer and a washing line in the low maintenance garden.

Study bedrooms are generous suites containing desk and chair, shelving, notice board, wardrobe, chest of drawers and a double bed. There is a TV point in all bedrooms.

Central heating is provided by condensing boiler, most bulbs are energy saving, windows are PVCu double glazed.

- This is an ideal property for UWE Healthcare students!
- Four large fully furnished double-bedded study bedrooms. Furniture includes bed, desk and chair, chest of drawers, wardrobe, shelf rack and bedside cabinet.
- Large kitchen/diner with enough cupboards/drawers for each student's own food storage as well as further cupboards for the shared items.
- Maintenance-free sunny garden with storage shed for garden chairs, etc.
- Available July 2025
- Council tax band B
- Gas central heating. New boiler installed in 2023.
- On street parking

