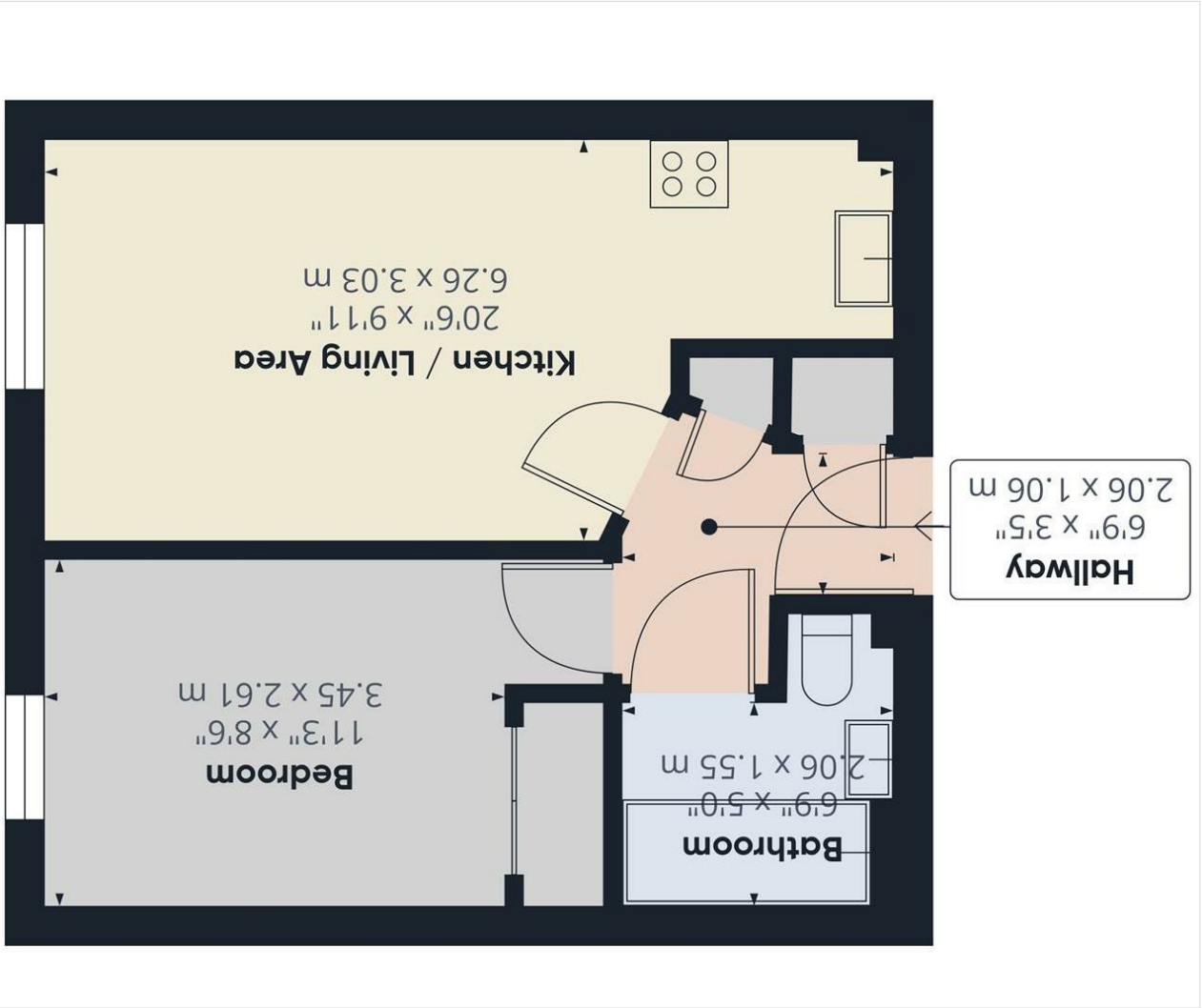




- Ground floor flat
- Open plan living/kitchen/dining space
- Double bedroom
- Secure underground allocated parking with private secure bike storage
- Water charges are included in the management fee
- No onward chain

4 Springly Court Grimsbury Road, Kingswood, Bristol, BS15 9RA
£140,000 Leasehold



Approximate total area
373 ft²
34.7 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFEE360

Hallway 6'9" x 3'5" (2.06 x 1.06)

Kitchen/Living Area 20'6" x 9'11" (6.26 x 3.03)

Bedroom 11'3" x 8'6" (3.45 x 2.61)

Bathroom 6'9" x 5'1" (2.06 x 1.55)

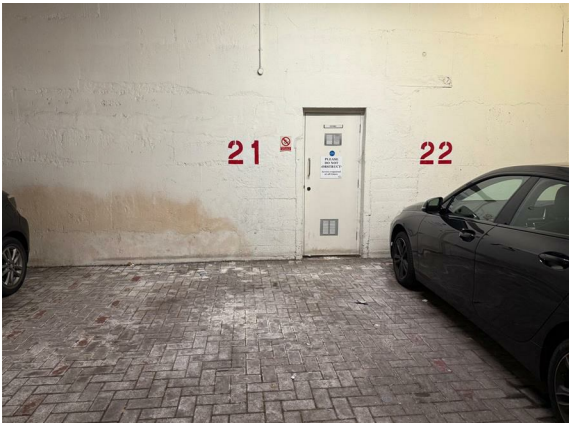
Management Charge £2229.60 PA

Management fee includes water & building insurance

Ground Rent - £270 PA reviewed every 21 years

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.

PROPERTY TYPE Flat
BEDROOMS 1
RECEPTION ROOMS 1
BATHROOMS 1
EPC RATING B
COUNCIL TAX BAND B



Well presented ground floor flat forming part of this modern, well placed development.

Entrance hallway, open plan living space with kitchen, one double bedroom and a white bathroom suite.

Offered in neutral decor, this home will prove ideal for the first time buyer and is ready to move into.

Offered with no chain and an allocated, underground parking space, together with lockable storage cupboard (located behind the parking space), ideal for bikes etc.

Ideal rental investment with an expected rental value of approximately £1,000 per month.

Viewing advised.

the location

Set on the edge of Kingswood next to Grimsbury Road playing fields. The Bristol to Bath cycle track and Avon ring road are a short distance away. Kingswood centre is at the top of the hill and Gallagher Retail Park at nearby Longwell Green, with its range of national retailers is but a short drive away. Bristol 4.8 miles Bath 9.6 miles

just a thought...

If you hadn't considered this area before, this could be worth a look! Surprisingly well placed with a range of good local activities, shops and the cycle path all close at hand. A ready to move into, modern style apartment with underground parking offered at an extremely competitive asking price.

Offered for sale with no onward chain!