

# HUNTERS®

HERE TO GET *you* THERE

**9 Gilda Close, Whitchurch, Bristol, BS14 9JU**

**£200,000**

**Property Images**



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## Property Images



# HUNTERS®

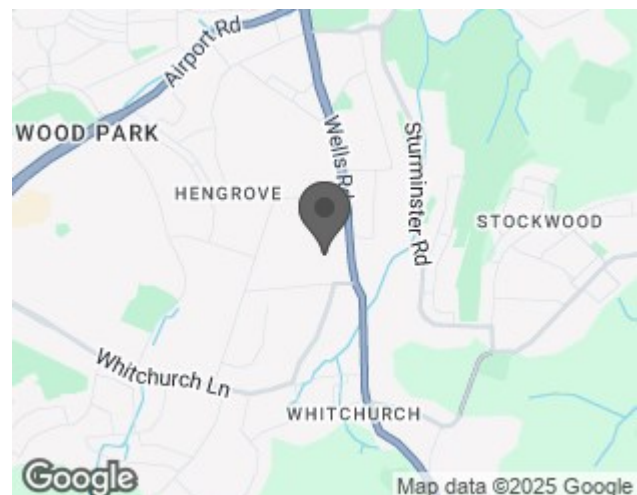
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## EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>78</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>64</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

## Map



## Details

Type: Apartment Beds: 2 Bathrooms: 1 Receptions: 1 Tenure: Leasehold



For sale is a well-presented, ground floor flat in good condition, ideally suited to first-time buyers or investors. With a total of two bedrooms, one bathroom, and one reception room, this property offers ample living space and is complemented by a private garden and access to parking.

Upon entering, you are welcomed by an entrance hallway that leads through to a light and airy lounge situated to the front of the property. This spacious reception room is perfect for relaxation or entertaining guests, providing an inviting atmosphere that truly makes this flat feel like home.

The property boasts a fully fitted kitchen positioned to the rear of the flat, offering direct access to the private garden. This added convenience allows for easy outdoor dining during the warmer months, or simply a peaceful spot for your morning coffee.

The accommodation consists of two well-proportioned bedrooms, a double and a single, offering versatility to suit your needs. Whether you require a guest room, home office, or children's room, this property can cater to your lifestyle. The bathroom is practical and well-maintained completing the layout.

Situated in a prime location with excellent public transport links, nearby schools, and local amenities, the property offers a blend of convenience and tranquillity. Whether you're a professional seeking an easy commute or a growing family in search of good schools, this flat is an excellent choice.

Take the first step towards your new home by arranging a viewing today.

## Features

- Ground Floor Apartment • Lounge • Kitchen • Bathroom • Two Bedrooms • Private Enclosed Garden • Ideal for First Time Buyers • Close to Local Shops & Amenities • Call Today to View!
- Access to Parking