

Princes Road Clevedon BS21 7SY

O.I.E.O. £230,000

marktempler

RESIDENTIAL SALES





Property Type
Top Floor Apartment



How Big
554.00 sq ft



Bedrooms
1



Reception Rooms
1



Bathrooms
1



Warmth
Gas Central Heating



Parking
One Allocated Space



Outside
Close To A Park



EPC Rating
D



Council Tax Band
A



Construction
Standard



Tenure
Leasehold

A truly impressive top floor apartment situated in the heart of Mid Clevedon. This one bedroom property has been thoughtfully renovated to create a welcoming and stylish home.

The building is initially approached with rear access on the right hand side leading to a car parking space plus an area to store bins. The main entrance is on the left hand side with a path leading to the entrance door and subsequent communal hallway.

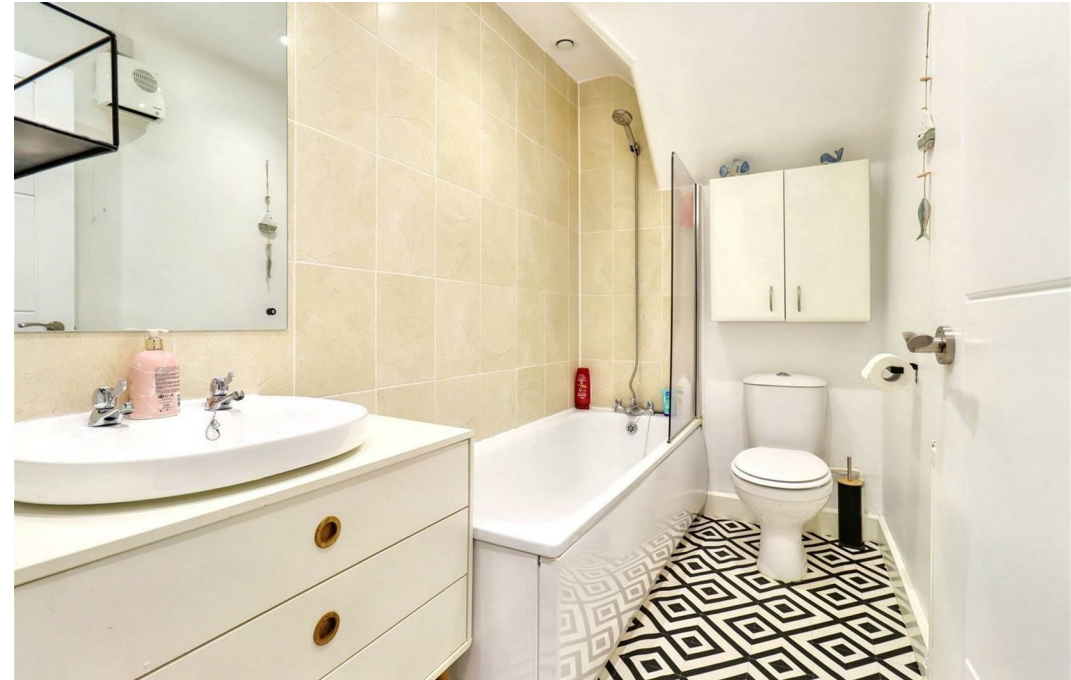
Rising to the top floor and stepping inside, you are greeted within a central hallway providing access to all rooms. At the front of the apartment is the sitting room, enjoying a period fireplace, large storage cupboards and an outlook towards Sunhill Park. The kitchen/dining room enjoys a different aspect at the rear, with views up towards Dial Hill, the Severn Estuary and across Clevedon Tennis Club. The kitchen is a modern design with lots of storage space and has an area to dine. The spacious double size bedroom enjoys plenty of light and benefits from a built in double wardrobe. Completing this lovely home is the contemporary bathroom, presented with a shower over the bath, wash hand basin and WC. There is also storage within the bathroom.

The apartment also benefits from a large loft space for extra storage plus there has been additional sound proofing installed within the sitting room.

Princes Road is among the most popular roads in the town, walking distance to Clevedon's best attractions. From this position you are close to Clevedon Seafront, The Curzon Cinema, Hill Road shops and Clevedon Town Centre.



A fabulous apartment within Mid Clevedon, walking distance to a variety of amenities.



HOW TO BUY THIS PROPERTY

To proceed with a purchase, we require the following:

Proof of Identification - Full name, date of birth, and residential addresses for the past three years (for a free electronic ID check).

Proof of Funding - For a mortgage: an up-to-date agreement in principle and a savings statement for the balance. For cash: an official statement showing the required funds.

Proof of Chain - If selling through another agent, provide their details and linked transactions.

These requirements are largely legal obligations. We may share this information with the vendor and relevant parties to help present your offer positively and ensure a speedy response.

We also work with trusted professionals to enhance your moving process. If you choose to use their services, we may receive referral fees: **Star Legal**: £225 + VAT **M C Hullah and Co**: £225 + VAT **Head Projects (Surveyors)**: 12.5% of net commission **The Mortgage Centre**: 20% of net commission. All referral fees are included in any quotes provided, and there's no obligation to use these services.



Material Information

UTILITIES

Mains electric, water and drainage. Gas central heating.

This information has been provided by the sellers and is correct to the best of our knowledge

BROADBAND AND MOBILE COVERAGE

Ultrafast broadband available with highest available download speed 1800 Mbps and highest available upload speed 220 Mbps.

Mobile coverage is limited to likely.

This information is sourced via checker.ofcom.org.uk, we advise you make your own enquires

LEASE INFORMATION

999 year lease from 29/09/1975

Service Charge = £80pcm (£960pa)

Ground Rent = £10pa

The lease permits pets - cats permitted

The lease permits letting - yes

Holiday lets/Air BNB – We are unable to confirm whether the lease allows for holiday lets or Air BNB. Please advise us if you are interested in the property for this purpose and we will do our best to advise prior to arranging a viewing.

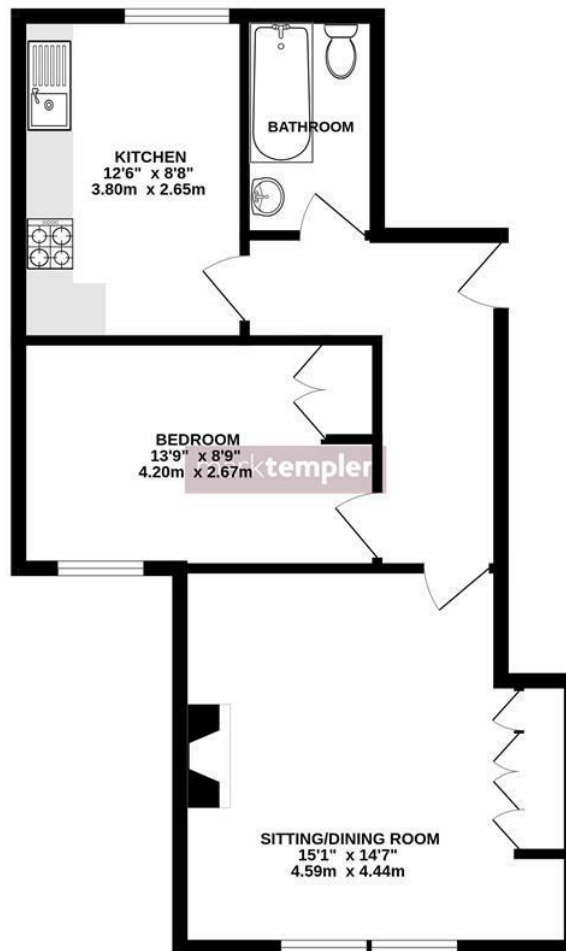
This information has been supplied by the vendor at the time of marketing and is correct to the best of our knowledge. We would recommend that any interested party seeks verification of this information from their solicitor prior to purchase.



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TOP FLOOR
554 sq.ft. (51.5 sq.m.) approx.



TOTAL FLOOR AREA: 554 sq.ft. (51.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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