



FINE & COUNTRY

2 Bedrooms

Apartment

Located in Bristol

OIEO £500,000



Fine & Country Wells and Chew Valley

[www.fineandcountry.com](http://www.fineandcountry.com)

01749 608333



A stunning, first-floor, two bedroom apartment within the prestigious Grade II\* listed country house, Sutton Court, within easy reach of the cities of Bath and Bristol. Step into the inviting, light-filled entrance hall leading to a well-appointed kitchen, dining room and sitting room, along with two bedrooms and two bath/shower rooms. Residents have exclusive access to 14 acres of meticulously maintained grounds featuring gated entry, a picturesque lake, lavender walk and tennis court. A parking space outside the property is included, as well as a garage and further visitor parking. Experience the charm of the estate's close-knit community, consisting of 8 apartments within the main house and scattered houses throughout the estate.

## Energy Efficiency Rating: D

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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