



## Flat 4, Portland Heights Portland Street, Staple Hill,

£1,200

**\*\*FULLY BOOKED\*\***

**\*\*PLEASE DO NOT CALL TO BOOK AN APPOINTMENT, PLEASE EMAIL [INFO@BRUNTANDFUSSELL.CO.UK](mailto:INFO@BRUNTANDFUSSELL.CO.UK) WITH THE NAMES AND DETAILS OF EACH TENANT, INCLUDING EMPLOYMENT INFORMATION AND SALARIES TO HELP US ENSURE REFERENCING REQUIREMENTS ARE MET BEFORE VIEWINGS TAKE PLACE.\*\***

Available for rent in August is this splendid deceptively spacious, purpose-built two-bedroom first-floor apartment with off-street parking. The property offers light and airy living accommodation, comprising hallway via entry phone, open-plan kitchen/living/dining space with Juliette balcony, two double bedrooms and bathroom. Further benefits include lovely communal gardens and bike storage. Situated under a mile from Staple Hill, high street, with a range of coffee shops, restaurants and local independent retailers. Also conveniently located for local bus routes into Bristol City Centre. Council Tax Band B. Energy Rating B.

- First Floor Apartment
- Two Double Bedrooms
- Built in 2020
- Very Good Order
- Spacious Rooms
- Double Glazing
- Gas Central Heating
- Communal Garden
- Off-Street Parking
- Must Be Viewed

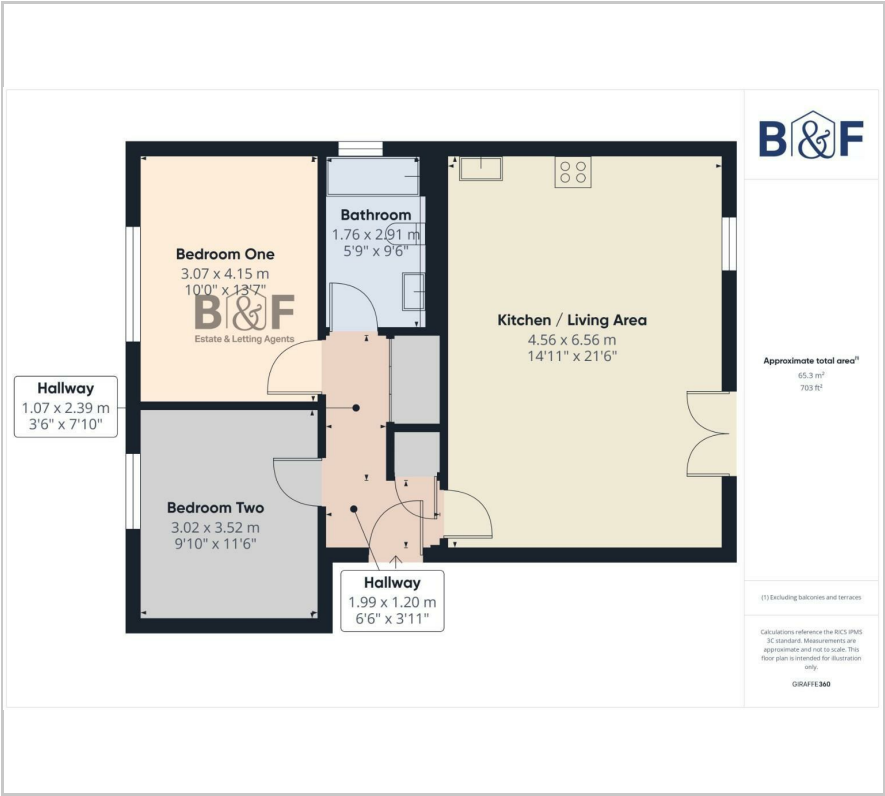
### Viewing

Please contact our Brunt & Fussell Ltd Office on 01179566004 if you wish to arrange a viewing appointment for this property or require further information.

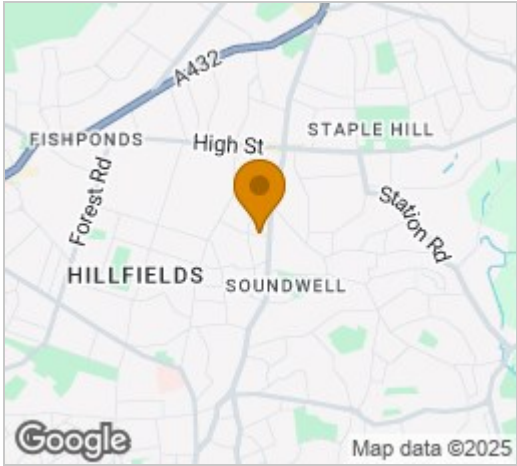




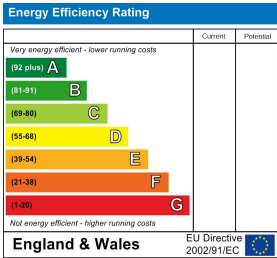
Floor Plan



Area Map



Energy Efficiency Graph



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