



HUNTERS[®]
HERE TO GET *you* THERE

Flat 7, Chester Court Victoria Avenue, Redfield, Bristol, BS5
9NW

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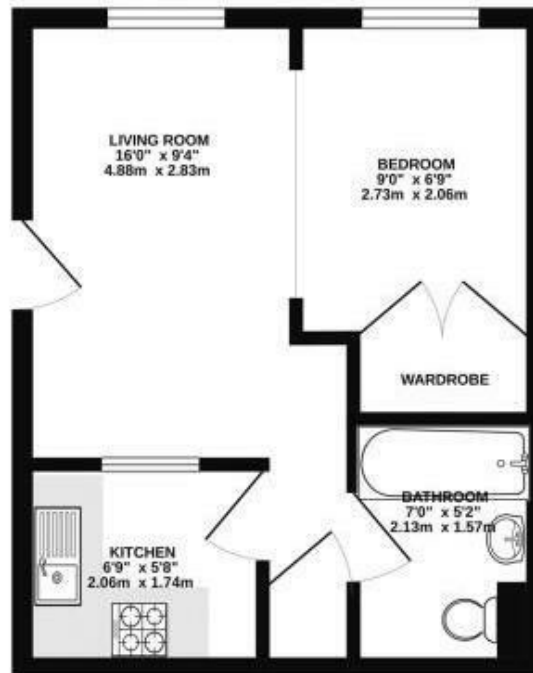
Asking Price £130,000

****LOW COST LIVING IN BS5!**** This is an ideal step onto the property ladder - complete with a parking space! Shared outdoor patio with seating and space for drying clothes. On the third floor sits this well laid out studio apartment with rooftop views from the sunny window seat, a bedroom area with fitted wardrobe, separate kitchen and bathroom. CHAIN FREE and the ability to add value with some simple improvements. There's no gas bill here, just electric. The real wow factor is the location just minutes away from Central Bristol & Stokes Croft as well as the vibrant Church Road amenities on the doorstep. Please make contact to arrange a viewing.

- Wow! Look at the Redfield Location
- Tucked Behind Vibrant Church Road
- St George Park a Walk Away
- Chain Free - Ready to Move Into!
- Low Cost Living - EPC rating B
- Gated Car Park with Allocated Space & Bike Locks
- South Facing Window Seat
- Rooftop Views Across Bristol
- Potential to Add Value
- Easy Access to Central Bristol

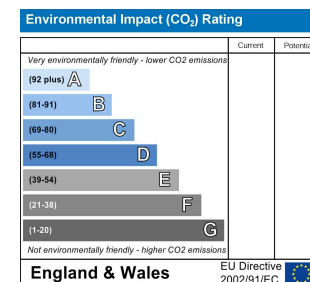
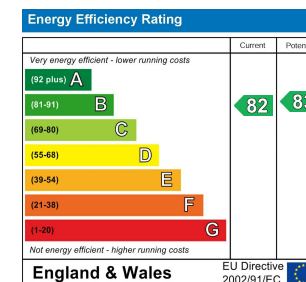
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GROUND FLOOR
261 sq.ft. (24.3 sq.m.) approx.



TOTAL FLOOR AREA: 261 sq.ft. (24.3 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan, the measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The vendor, agents and appraisers make no representation and no guarantee as to their operability or efficiency can be given.
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FRONT DOOR

Secure entry intercom, door into communal hall with notice board and stairs to third floor, door into shared lobby with one other flat, front door opens into...

LOUNGE

16' x 9'4"
Bright room with double glazed bay to rear with window seat providing South facing views and sunshine, electric radiator, opening into

BEDROOM

9' x 6'9"
Double glazed window to rear, built in wardrobe, space for a double bed

KITCHEN

6'9" x 5'8"
Wall and base white units, sink and drainer, fitted oven and hob, space for washing machine & fridge freezer (appliances can stay if required)

BATHROOM

7' x 5'2"
Three piece suite comprising wc, wash hand basin, bath with shower over, tiled splash backs

PARKING

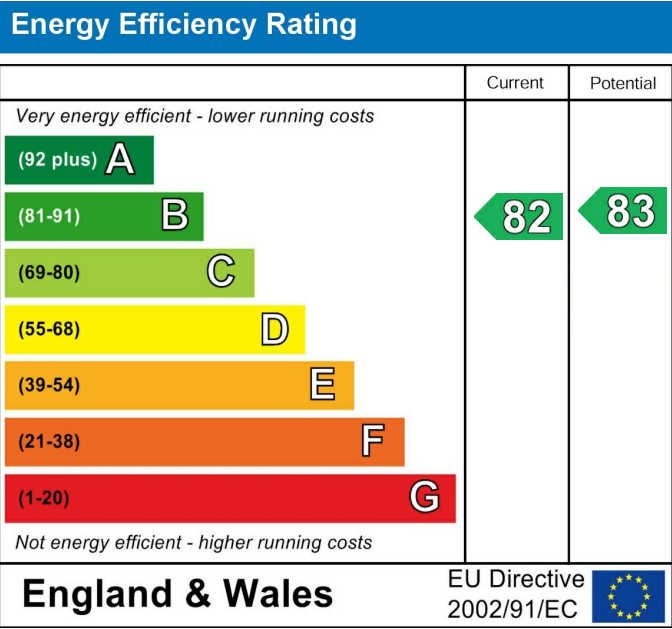
Residents carpark. Allocated space behind electric fob control gates, bikes locks and bin store included

OUTDOOR SPACE

Communal patio to the rear of the property with flower beds, seating area, pagoda and drying space for washing

Total Floor Area

27 Square Metres



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.





