



Adrian Wedlake
RESIDENTIAL LETTINGS & MANAGEMENT



The Anchorage, Bristol, BS20 7FN

£1,200 Per month





The Anchorage

Bristol, BS20 7FN

- Located On The Marina
- Lounge/Diner
- Modern Kitchen
- Balcony With Stunning Views
- 2 Bedroom Apartment
- En-Suite
- Gas Central Heating
- 1 Off Street Parking Space

The Anchorage, Portishead, this delightful first-floor apartment offers a perfect blend of comfort and modern living. With two bedrooms, including a master suite with an en-suite bathroom, this property is ideal for couples or single occupants.

The spacious reception room provides a welcoming atmosphere, perfect for relaxation or entertaining guests. Natural light floods the space, enhancing the warm and inviting feel of the home. The apartment also boasts a lovely balcony, where you can enjoy your morning coffee or unwind in the evening while taking in the pleasant surroundings.

With a total of two bathrooms, including the en-suite, convenience is at the forefront of this property, ensuring that morning routines run smoothly. The well-designed layout maximises space and functionality, making it a practical choice for modern living.

Located in the picturesque Portishead, residents can enjoy a vibrant community with a variety of local amenities, including shops, cafes, and parks, all within easy reach. The stunning waterfront is just a short stroll away, offering beautiful views and opportunities for leisurely walks.



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Accommodation

Front door opens to :

Entrance Hall

Storage cupboard, an ideal place for shoes and hanging coats. Radiator. Door opens to :

Lounge/Diner

19'5 x 10'4 (5.92m x 3.15m)

A duplex room with views across the Marina. Patio doors providing access to the balcony. 2 radiators. Opens to :

Kitchen

10'1 x 5'9 (3.07m x 1.75m)

Base and eye level units with working surfaces. Tiled splash back. Sink. Built in appliances include electric oven, gas hob with extractor over, fridge and freezer. Space and plumbing for a washing machine. Spot lighting.

Bedroom 1

10'8 x 9'7 (3.25m x 2.92m)

Measurements include the built in wardrobes. Double glazed window. Radiator. Door opens to :



En-Suite

A white suite comprising pedestal wash hand basin, WC and walk in shower. Partially tiled walls. Tiled floor. Towel rail radiator. Extractor.

Bedroom 2

9'7 x 8'4 (2.92m x 2.54m)

Double glazed window. Radiator. Cupboard which houses the boiler.

Bathroom

A white suite comprising wash hand basin with concealed storage, WC and bath. Partially tiled walls. Towel rail radiator.

Outside

A balcony which over looks the Marina.

1 off street parking space.

Rent Per Calendar Month : £1200.00

Deposit : £1384.00

Energy Performance Certificate Rating : B

Council Tax Band : D

Members Of The Property Ombudsman

Health & Safety. We would like to bring to potential viewers attention the potential risks when viewing a property. Please take care when viewing the property. We cannot take any responsibility for accidents that take place on a viewing.





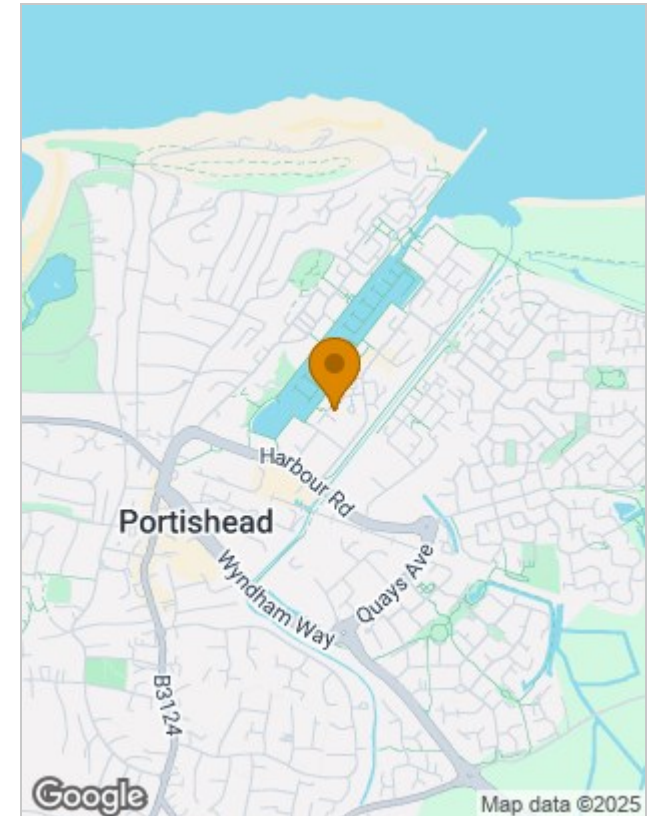


Viewing

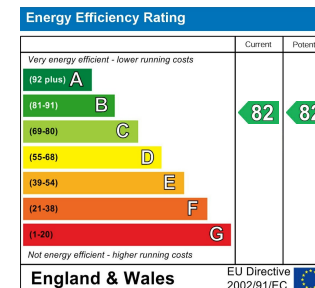
Please contact our Adrian Wedlake Residential Lettings & Management Office on 07931138802 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Location Map



Energy Performance Graph



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