

for sale

offers in excess of **£260,000**



Bristol South End Bedminster Bristol BS3 5BH

A well presented two bedroom coach house apartment. Situated on the first floor, the property enjoys two double bedrooms, a contemporary kitchen, additional WC, large living space. This stylish property also comes with a garage with TWO parking spaces and no onward chain!



Bristol South End Bedminster Bristol BS3 5BH

Entrance Hallway

Large entrance hallway,
airing cupboard

Lounge Diner

17' 11" narrowing to x 11' 7" (5.46m narrowing to x 3.53m)
window x 2 double glazed to side elevation and flooring.

Kitchen

12' 1" narrowing to x 6' 1" (3.68m narrowing to x 1.85m)
fitted kitchen worktops, sink drainer, cooker, double glazed
window to rear elevation.

Bedroom One

12' 1" narrowing to x 8' 1" (3.68m narrowing to x 2.46m)

double glazed window to side built in wardrobes.

Bedroom Two

9' 11" narrowing to x 6' 10" (3.02m narrowing to x 2.08m)
double glazed window to side built in wardrobes.

Bathroom

6' 1" narrowing to x 6' 2" (1.85m narrowing to x 1.88m)
wc, whb, ex fan, shower, flooring double glazed window to side.
heated towel rail and under floor heating.

Garage

Garage with electrical supply + parking spaces for 2 vehicles.

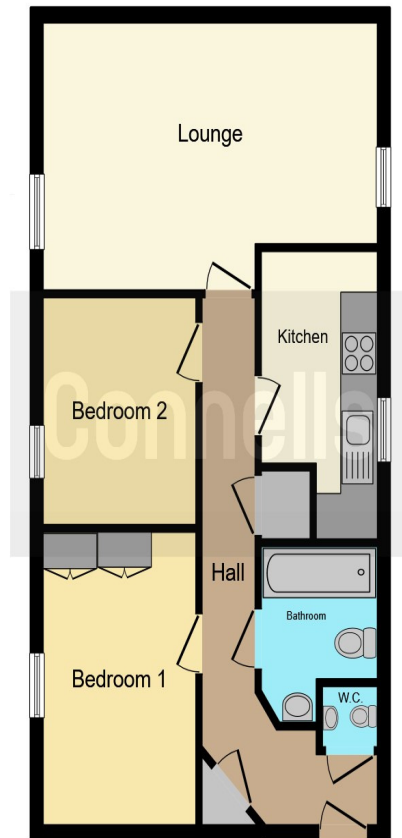
Additional Wc



Loft Space

partially boarded.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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243 North Street Southville
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Property Ref: BMR310728 - 0009

Tenure: Leasehold

EPC Rating: E

view this property online connells.co.uk/Property/BMR310728

This is a Leasehold property with details as follows; Term of Lease 155 years from 01 Jan 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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