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Cooperage Court Cooperage Lane
Southville Bristol

Cooperage Court Cooperage Lane Southville Bristol BS3 1FF

for sale offers in excess of
£375,000



Property Description

Connells are pleased to welcome to the sales market this three bedroom apartment situated in Southville.

This delightful apartment is situated on the second floor of the Cooperage Court development in the ever popular area of Southville. The apartment is very spacious, offering a large open plan lounge/kitchen/diner with a Juliette balcony, three double bedrooms a bathroom and a large airing cupboard/storage area spacious enough to fit a washing machine and other household essentials. The apartment also benefits from a private parking space.

The apartment is finished to a high standard throughout, featuring white walls and large windows which give each room a light and airy feel. The bedrooms are a great size and are well decorated. The lounge/kitchen/diner is an excellent feature of the property, it is very spacious and the kitchen area boasts high spec integrated appliances. The lounge area includes double doors onto a Juliette balcony and there are multiple windows across the open plan area thus allowing in plentiful natural light. The bathroom features a built in bath, with a built in shower.

Located in Cooperage Court, this property is only a stone's throw from Wapping Wharf; an increasingly desirable Harbourside location and the very popular North Street which offers a wide range of flourishing independent shops, bars, cafes and restaurants. There is also a Co-op, conveniently located around the corner on Coronation Road.

Entrance Hall

Intercom and radiator

Lounge/Kitchen

23' 11" max x 30' 3" max (7.29m max x 9.22m max)

Open planned lounge/kitchen. Double glazed window to front and rear. Fully fitted kitchen,

integrated washing machine, fridge freezer, dish washer, oven and hob.

Bedroom One

12' x 11' 10" (3.66m x 3.61m)
Double glazed window to rear.
Radiator and TV point.

Bedroom Two

10' 10" x 9' 4" (3.30m x 2.84m)
Double glazed window to rear and radiator.

Bedroom Three

9' 4" x 9' (2.84m x 2.74m)
Double glazed window to rear and radiator.

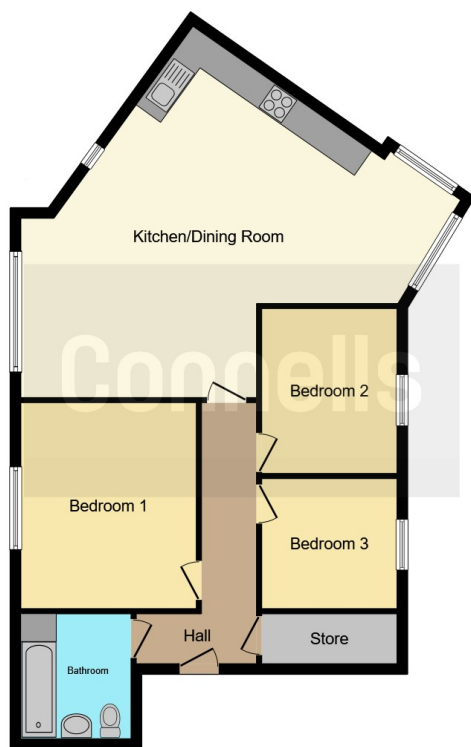
Bathroom

Bath with shower over bath, low level WC, double glazed window, wash hand basin with vanity area.

Utility

Intercom to radiator





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

T 0117 966 4278

E southville@connells.co.uk

243 North Street Southville
BRISTOL BS3 1JN

EPC Rating: B

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This is a Leasehold property with details as follows; Term of Lease 250 years from 01 Jan 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

Tenure: Leasehold



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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