



**Century Place, St Paul Street, Bristol BS2 8AN**

**welcome to**

**Century Place St Paul Street, Bristol**

Very well presented one bedroom apartment with open plan living space. Ideally located adjacent to the city centre and Portland Square within this handsome and recently refurbished Georgian building that benefits from smart communal areas. Rental potential of £800 pcm. No onward chain.



## **Century Place Entrance**

Huge curb appeal. The Georgian frontage is complemented by decorative iron railings and feature archway prior to entry. Traditional and very well presented door with door entry system.

## **Communal Areas**

Very well presented communal areas finished with neutral colours and automatic lighting. All areas and all floor access via well presented staircases and/or lifts.

## **Private Entrance**

The front door into the flat is a modern take on a traditional paneled door finished in grey. The entrance leads directly into the open plan living space.

## **Living Space**

16' 2" max x 15' 8" max ( 4.93m max x 4.78m max )  
Gorgeous and well proportioned living space which accommodates the kitchen, dining area and lounge and benefiting from two sash style windows to the rear aspect. The stylish grey flooring and neutral colours all create a modern peaceful atmosphere with a chic city twist.

## **Kitchen Area**

The well appointment kitchen is complete with wall and base units, stainless steel sink and drainer, electric SMEG oven and hob plus extractor and dishwasher. Three ceiling spots illuminate the well presented area and the matching grey counter tops with integrated splashback complete the look.

## **Airing Cupboard Utility**

Very useful utility space containing Stelflow water tank, space for washing machine, work top and storage.

## **Bedroom**

11' 1" max x 9' 7" max ( 3.38m max x 2.92m max )  
Well proportioned bedroom with window to rear aspect finished with carpet and neutral colours. The

space presents well very and has a peaceful and serene feel. The owner currently uses part of the room as a home office space.

## **Shower Room**

8' 2" max x 3' 10" max ( 2.49m max x 1.17m max )  
Very well proportioned and stylish shower room which includes an oversized shower cubicle, grey metro tiles, WC, 'floating' basin, extractor, shaver point, and chrome towel rail. The space is perfectly finished with very large wall mirror, grey flooring tiles and spot lights.

## **External Bike Store**

There is bike store to the rear of the property accessed via gates to the side in addition to the bin store.



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## Century Place St Paul Street, Bristol

- One Bedroom Centrally Located Apartment
- Open Plan living Space
- Well Proportioned Shower Room
- Stylish Decor Throughout
- Additional Storage Plus Utility

Tenure: Leasehold EPC Rating: D

**£170,000**



Please note the marker reflects the postcode not the actual property

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We currently hold lease details as displayed above, should you require further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.



Property Ref:  
CLI107410 - 0008

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