



£525,000

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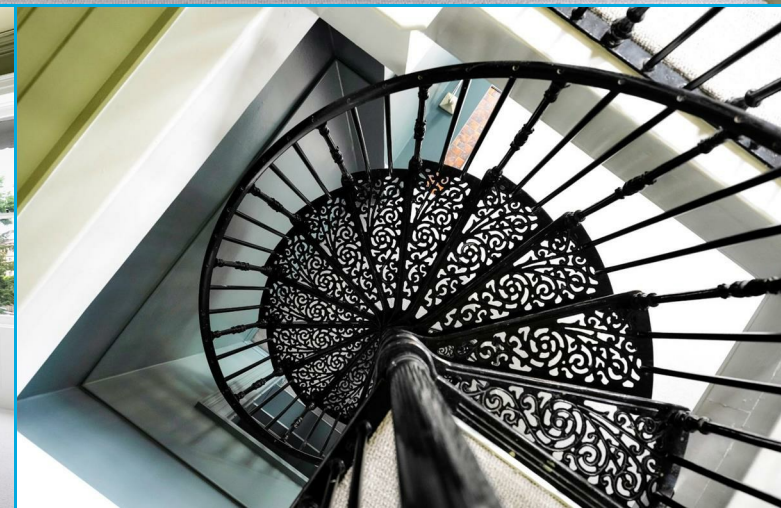
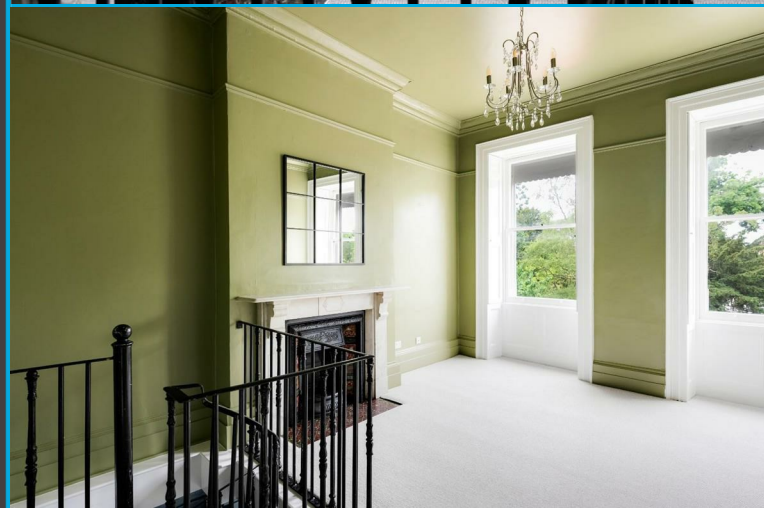
Positioned on an elegant terrace elevated above street level, this Grade II listed Georgian townhouse offers an exceptional maisonette set across two floors. Recently renovated and freshly decorated throughout, the property retains its classic proportions and period detailing, while offering flexible living spaces that can be adapted to suit individual lifestyles.

A tidy communal entrance leads to the private front door on the first floor. Inside, soft carpeting flows through the principal rooms, creating a warm and comfortable atmosphere. High ceilings, intricate cornicing and tall sash windows combine to give each space a sense of light and volume.

At the front of the home, the main reception room is a wonderfully bright space with two large sash windows framing leafy views across Victoria Square and birdcage walk. A period fireplace and built-in radiator covers add character, while a cast iron spiral staircase in the corner leads to a flexible room offering an optional second reception room or bedroom below. This lower room, also with sash windows, fireplace and built-in bookcase, offers a peaceful retreat and a second entrance to the property if required from the ground floor of the communal entrance hall.

Either of these rooms could easily be arranged as bedrooms, giving the home added versatility as a two or three bedroom maisonette.

Back on the upper floor, there are two further bedrooms. The larger of the two at the rear includes a period fireplace and built-in storage in the alcoves, continuing the thoughtful blend of historic character and modern function.

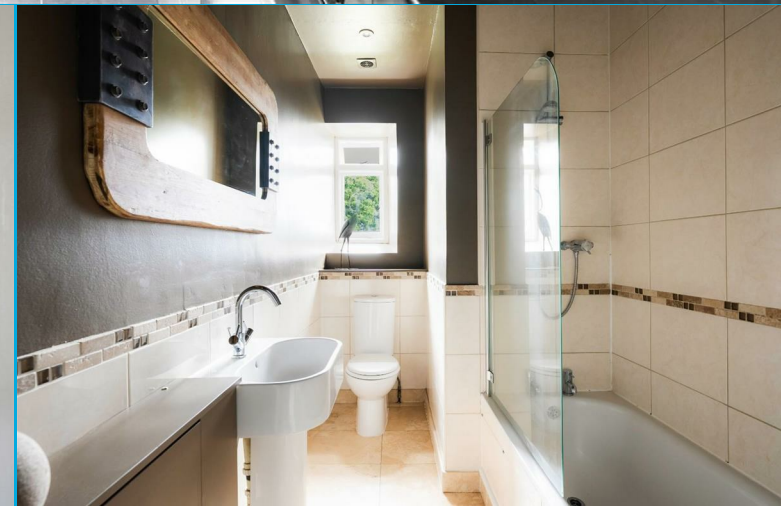


The galley-style kitchen features white painted panelling and grey cabinetry, with open shelving and space for integrated appliances. A generous sash window brings in natural light and extends to a ledge which has been cleverly adapted as a compact breakfast bar.

The bathroom is finished in neutral tiling and includes a shower-over-bath layout and simple, well-chosen fittings.

Outside the property, accessed via a coded gates, are the communal gardens which provide exclusive access for only the Richmond Terrace residents to enjoy. Within the gardens there are mature planters, flower beds, outdoor seating and even vegetable beds for growing various fruit and veg of your choosing.

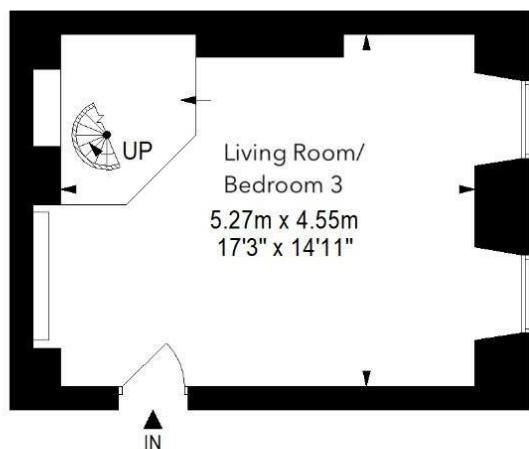
This is a home that offers the rare combination of flexible living space, elegant period features and an unrivalled central Clifton location—just moments from both Clifton Village and Clifton Triangle, and opposite the green open space of Victoria Square.



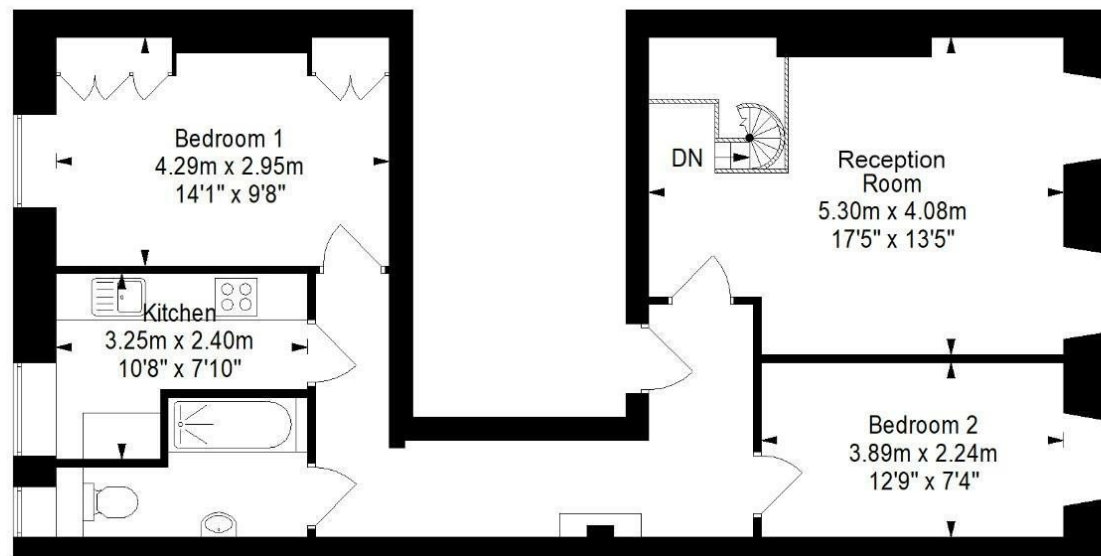


Ground and First Floor Maisonette, Richmond Terrace, Clifton, BS8 1AA

Approximate Gross Internal Area = 95.6 sq m/ 1029.1 sq ft



Ground Floor



First Floor

This floor plan has been drawn using RICS guidelines (GIA)

Disclaimer : Please note this floor plan is for marketing purposes and is to be used as guide only.
All Efforts have been made to ensure its accuracy at time of print



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