



Flat 3 Manor House Court Whitchurch, Bristol, BS14 9HP

50% Shared Ownership £80,000

Eveleighs are delighted to offer for sale this 50% shared ownership first floor flat in a gated development. The remaining 50% carries a rent and service charge currently totalling £312.88 per month. The accommodation in brief comprises, communal entrance hall, entrance hall, sitting / dining room, fitted kitchen, double bedroom and bathroom with shower over the bath. The property is upvc double glazed, gas centrally heated via combination boiler and centrally located with good access to local shops and bus links into Bristol City Centre. The development has a communal garden with drying area, bin store and storage cupboard perfect for bikes. Call Eveleighs for further information.

Communal Entrance Hall

Entrance Hall

Sitting / Dining Room

20'11" x 12'9" (6.40 x 3.91)



Kitchen

9'0" x 7'5" (2.76 x 2.28)



Double Bedroom

12'3" x 9'11" (3.74 x 3.03)



Bathroom

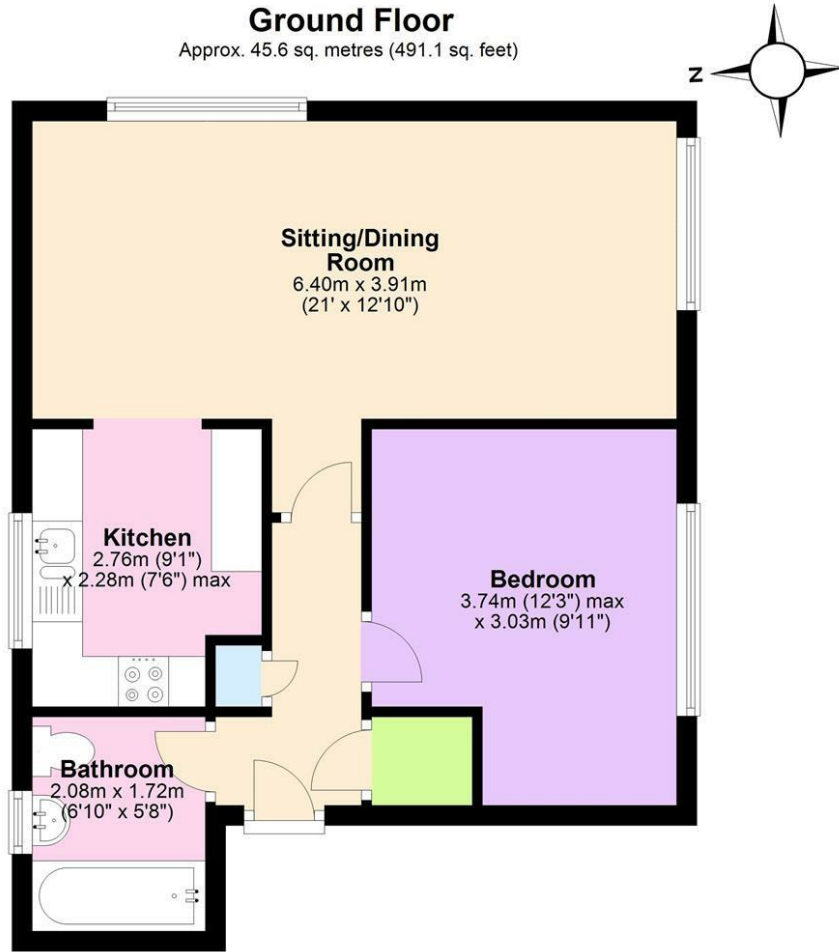
6'9" x 5'7" (2.08 x 1.72)



Communal Garden

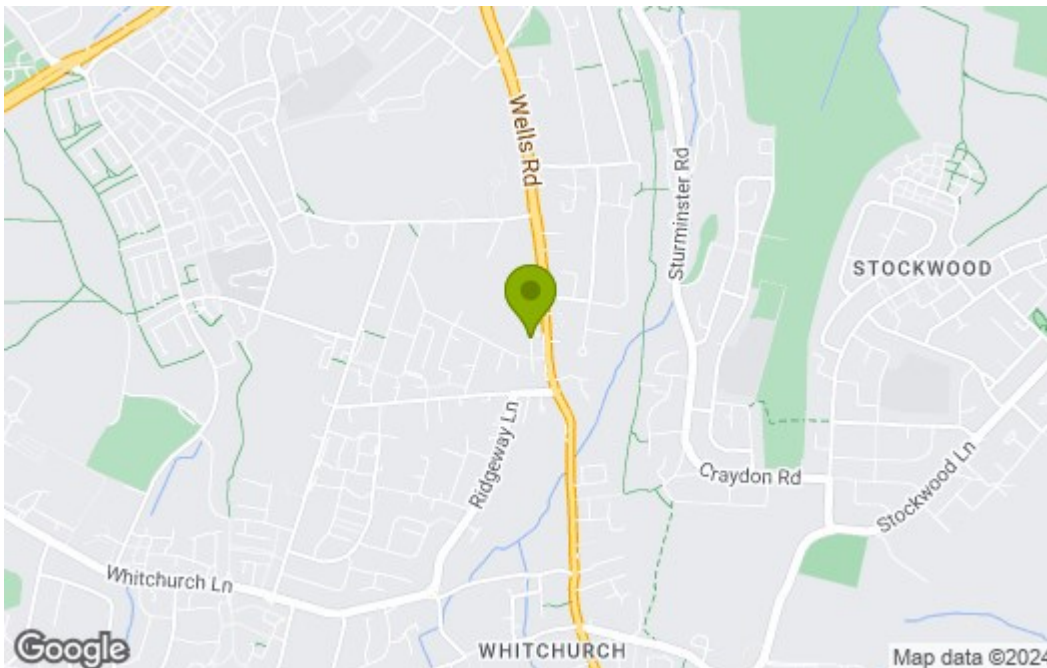


Floor Plan



Total area: approx. 45.6 sq. metres (491.1 sq. feet)

Area Map



Energy Efficiency Graph

| Energy Efficiency Rating | | Current | Potential |
|--|--|-------------------------|-----------|
| <i>Vary energy efficient - lower running costs</i> | | | |
| (92 plus) A | | | |
| (81-91) B | | 80 | 80 |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| <i>Not energy efficient - higher running costs</i> | | | |
| England & Wales | | EU Directive 2002/91/EC | |

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.