



38d Albert Road, Clevedon, BS21 7RR
£249,950

Steven
Smith

Located in the sought after seaside town of Clevedon, this two bedroom top floor Victorian flat combines period charm with modern comfort. Situated in a stunning character property, the flat boasts elevated and sea views, high ceilings, and elegant sash windows that fill the space with natural light. Inside, you'll find a spacious sitting room with feature open fireplace, a well appointed kitchen/diner and two double bedrooms offering a peaceful retreat. The stylish shower room adds to the home's appeal, blending contemporary fittings with Victorian charm. Located within easy reach of Clevedon's boutique shops on Hill Road, cafés, and the iconic pier, as well as excellent transport links to Bristol and beyond, this delightful home is perfect for first time buyers, downsizers, or investors alike.

Accommodation (all measurements approximate)

Communal entry door opens to a communal hall giving access to the top floor flat. Front door opens to:

Hallway

Access to loft space.

Sitting Room 15'7" x 14'6" max 10'1" min

Pretty Victorian open fireplace, picture rail and a window providing a pleasant outlook over the Victorian properties in mid

Clevedon towards the Bristol Channel and the Welsh coastline in the far distance and not forgetting those stunning summer sun sets.

Kitchen/Diner 13' 7" x 10' 6" (4.14m x 3.20m)

Fitted with a range of wall and base units with working surfaces, stainless steel sink, plumbing for slimline dishwasher and washing machine, electric cooker point, tiled splashbacks, space for a fridge/freezer and a dining table, wood effect floor. Access to the Vaillant gas fired combination boiler (installed March 2023) and a window providing the same pleasant outlook as the sitting room.

Bedroom 1 15' 5" x 8' 8" (4.70m x 2.64m)

Victorian fireplace, window looking out onto Albert Road and providing glimpses towards the Mendips.

Bedroom 2 11' 2" x 8' 9" (3.40m x 2.66m)

Measurements exclude a recess area ideal for bedroom furniture. Window looking out onto Albert Road.

Shower Room

With a white suite of WC, washhand basin, king size shower cubicle with mains shower, partially tiled walls, wood effect floor, window to side, chrome ladder radiator.

OUTSIDE

From Albert Road a pillared pedestrian entrance gives access to a pathway which leads to the communal front door. The front garden is communal and can be used by all of the residents. There is also a secluded bin store area. There is also use of a communal shed.

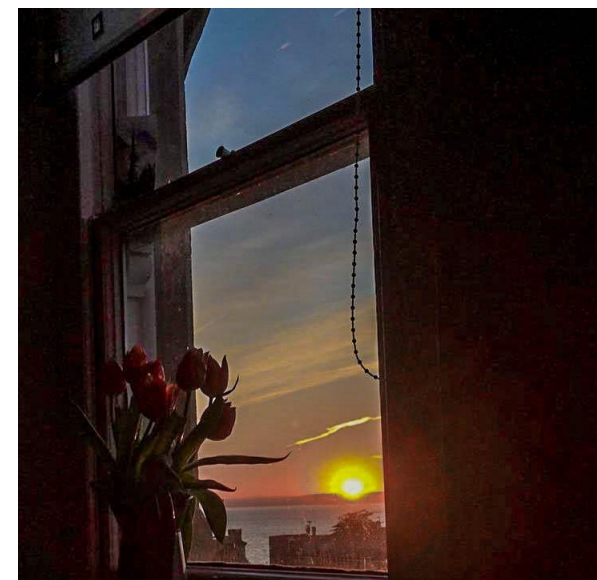
Lease Details:

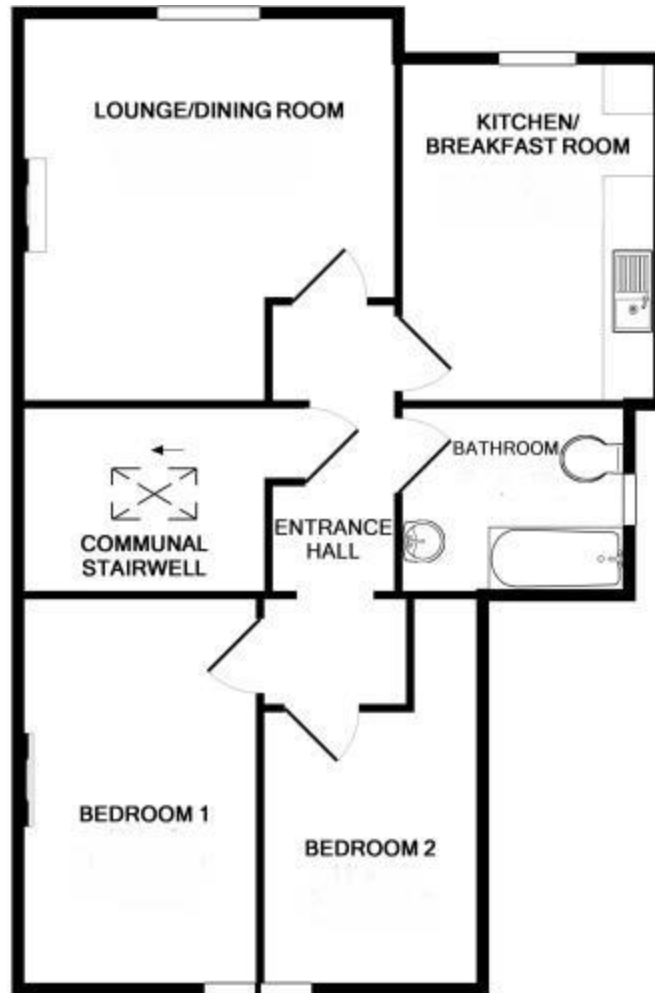
Term: 999 years from 28 March 2006

Managed in house

Management Charge: £75 per calendar month which includes the building insurance.

(The information relating to the Lease and Management Company has been provided by our clients but we advise this information is re-checked at the time of purchase).





Flat



Leasehold



2



Communal front garden



1



B



1

EPC D



Gas Central Heating

TOTAL APPROX. FLOOR AREA 815 SQ.FT. (75.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Health & Safety Statement

We would like to bring to your attention the potential risks of viewing a property that you do not know. Please take care as we cannot be responsible for accidents that take place during a viewing.

Please Note

Items shown in photographs are not included unless specifically mentioned within the sales particular, they may be available by separate negotiation. Any services, heating systems, appliances or installations referred to in these particulars have not been tested and no guarantee can be given that these are in working order. The photographs have been taken using a wide angle lens.

A: 12 The Triangle, Clevedon, North Somerset BS21 6NG
T: 01275 877771 W: stevensmithhomes.co.uk
E: steven@stevensmithhomes.co.uk FB: @stevensmithhomes

Steven Smith Town & Country Estate Agents Ltd. Registered Address: 12 The Triangle, Clevedon, North Somerset BS21 6NG. Registration Number: 7177353. Registered in England & Wales

