



## Flat 4 Sunnyside Mansions

Clevedon, BS21 7TA

£1,250 PCM

**MAYFAIR**  
TOWN & COUNTRY

# PROPERTY DESCRIPTION

Mayfair Town and Country is proud to offer this beautifully renovated apartment, located on Sunnyside Road in Clevedon. This property comprises two well proportioned bedrooms, open plan lounge/diner and a family bathroom. This property also includes off street parking and use of the communal grounds.

The property is located in a sought after location, close to transport links and local amenities.

To arrange a viewing, please apply through the website so we can send you a viewing form.

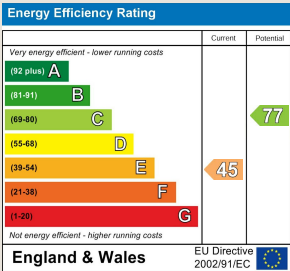
Rent - £1,250.00 PCM  
 Deposit - £1,442.00  
 Holding Deposit - £288.40  
 EPC - E  
 Council Tax - A

Material Information - We have been advised the following:  
 Gas- Mains  
 Electricity- Mains  
 Water and Sewerage- Bristol and Wessex Water  
 Broadband- For an indication of specific speeds and supply or coverage in the area, we recommend visiting the Ofcom checker at [checker.ofcom.org.uk/en-gb/broadband-coverage](http://checker.ofcom.org.uk/en-gb/broadband-coverage).  
 Mobile Signal- No known restrictions, we recommend visiting the Ofcom checker at [checker.ofcom.org.uk/en-gb/mobile-coverage](http://checker.ofcom.org.uk/en-gb/mobile-coverage).  
 Flood-risk- Please refer to the North Somerset planning website if you wish to investigate the flood-risk map for the area at [map.n-somerset.gov.uk/DandE.html](http://map.n-somerset.gov.uk/DandE.html).

- Newly Redecorated
- Spacious Living
- Bay windows
- Shower room
- Large double bedroom
- Off Road Parking

Deposit: £1,442  
 Furnishing: Unfurnished

**Local Authority**  
 North Somerset Council Tax Band: A  
 Tenure:  
 EPC Rating: E



TO ARRANGE A VIEWING OR FOR FURTHER INFORMATION ON THIS PROPERTY PLEASE CONTACT OUR SALES TEAM

01275 341400

clevedon@mayfairproperties.net

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

1. Survey - A detailed survey has not been carried out, nor the services, appliances and fittings tested.
2. Floorplans All measurements walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate and cannot be regarded as being representative either by the seller or his agent. Room sizes should not be relied upon for furnishing purposes and are approximate.
3. Mayfair Town & Country may make the following referrals and in exchange receive an introduction fee: Star Legal up to £120 inc VAT, Simply Conveyancing up to £240 inc VAT, HD Financial Ltd - introduction fee of up to £240 inc VAT

