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CARDIFF

VALE

CAERPHILLY

BRISTOL

Filton Avenue

HORFIELD



Perfect flat for a first time buyer or investor, we have been letting out the property for many years now with no issues at all found long term tenants with ease.

Comments by Ms Olivia Melville-Brown



Property Specialist
Ms Olivia Melville-Brown
Branch manager

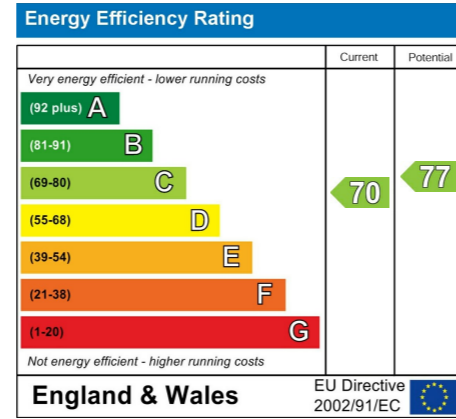
o.melvillebrown@thepropertyoutlet.com



Lovely top for flat, this flat is perfect for a investor or a first time buyer to the location.

Comments by the Homeowner





Filton Avenue

Horfield, Bristol, BS7 0BA

Offers In The Region Of

£170,000



1 Bedroom(s)



1 Bathroom(s)



527.43 sq ft



Contact our
Property Outlet Branch

0117 935 4565

Nestled in the sought-after area of Horfield, Bristol, this charming one-bedroom top floor flat on Filton Avenue offers a delightful living experience. Spanning an impressive 527 square feet, this flat has been thoughtfully converted to maximise space and comfort.

Upon entering, you will find a spacious double bedroom that provides a peaceful retreat, perfect for relaxation after a long day. The open-plan kitchen and living area create a welcoming atmosphere, ideal for both entertaining guests and enjoying quiet evenings at home. The modern shower room adds to the convenience of this well-appointed flat.

The property benefits from double glazing, ensuring a warm and quiet environment throughout the year, while electric heating provides efficient warmth during the cooler months. The flat is situated in a popular location, making it an excellent choice for those seeking a vibrant community with easy access to local amenities.

Additionally, the property includes parking, a valuable feature in this bustling area. Whether you are a first-time buyer or looking to invest, this flat presents a wonderful opportunity to own a piece of Bristol's thriving real estate market. Don't miss the chance to make this lovely flat your new home.



Entrance

Kitchen/Living Area 19'11" x 18'10" (6.094 x 5.746)

Bathroom 4'9" x 8'0" (1.455 x 2.445)

Bedroom 6'3" x 18'7" (1.928 x 5.666)

Parking

1 allocated parking space to the rear of the property

Tenure

We have been advised by our client the property is a leasehold, this is to be confirmed by your legal advisor.

Council Tax

Bristol City Council - Band A

Lease details

999 Years from 2012
985 remaining.

Charges

Service Charge - £35 per annum
Ground Rent - £150 per annum



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