



Flat 2 Yeo Court, 42 Strode Road, Clevedon, BS21 6QL  
**£195,000**

Steven  
*Smuth*



Simply ideal as a first time or investment purchase, this purpose built first floor flat offers light and airy accommodation which is well presented throughout. The property comprises lounge/dining room, fitted kitchen, double bedroom with built in storage and modern bathroom with three piece white suite. Outside, there is the added advantage of off street parking and useful outdoor storage. Strode Road is a popular location, conveniently situated midway between Clevedon Town Centre and Sea Front. Homes of this type are ever popular and provide the perfect opportunity for taking that first step onto the property ladder!

#### **Accommodation (all measurements approximate)**

Private front entrance door opens to an entrance vestibule with stairs to apartment. The landing area provides access to the loft space which has been partly boarded, has the benefit of a ladder and lighting.

#### **Lounge/Dining Room 13' 5" x 10' 2" (4.09m x 3.10m)**

An attractive room with an aspect of the nearby river and the open recreation land that extends out beyond. Ceiling coving and storage cupboard.

#### **Kitchen 10' 0" x 7' 4" (3.05m x 2.23m)**

Fitted with maple effect cupboard and drawer units with black granite effect working surfaces. The integrated appliances include a Hotpoint oven with matching ceramic hob and a glass and stainless steel extractor hood above. Space for a fridge/freezer, plumbing for washing machine. Access to the Glowworm gas fired central heating boiler.

#### **Bedroom 10' 4" x 8' 7" (3.15m x 2.61m)**

Measurements include built in wardrobe. View of nearby river and the open recreation land that extends out beyond.

#### **Bathroom**

Suite of WC, pedestal washhand basin and bath with shower above and glass shower screen. Partially tiled walls. Double glazed window. Radiator.



#### **OUTSIDE**

From Strode Road pass under the arch entrance into the courtyard which provides parking for 1 car. The parking space is located immediately to the left of the front door clearly numbered as 2. To the side of the front entrance door there is also a useful storage cupboard, ideal for the storing of tools, paints etc.

#### **Management Company Details:**

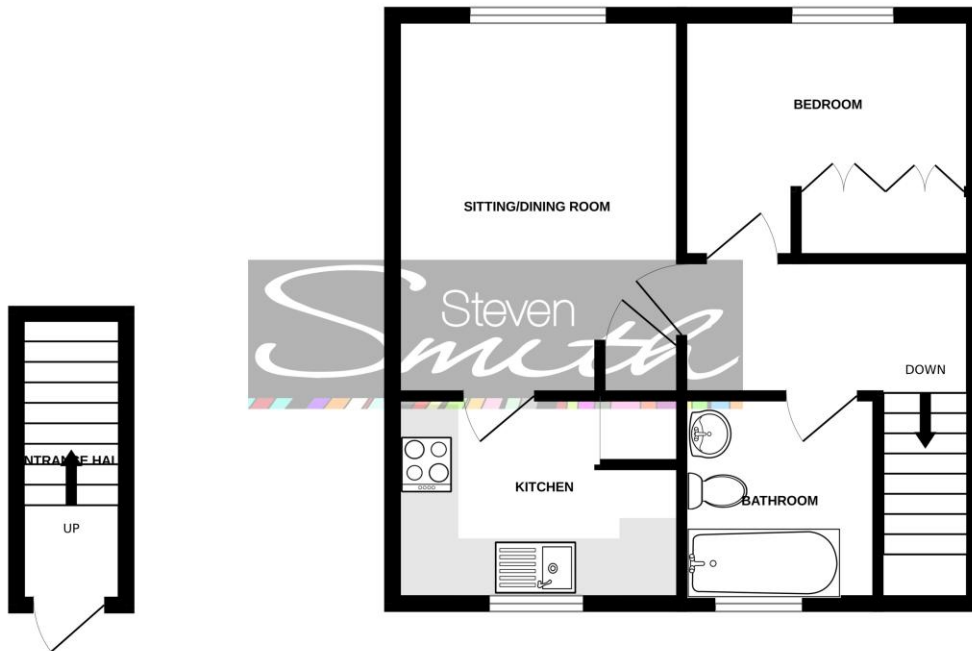
**Term:** Originally 999 years from 1 July 1990

**Management Charge:** £50 per calendar month

**Management Company:** Yeo Court Management

**(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).**





Whilst every attempt has been made to ensure the accuracy of the floorplan 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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Flat



Leasehold



1



Close to Sea Front



1



A



1

**EPC**

C



Central Heating



Allocated Parking







**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.

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