



93 SOUTH BLOCK, RIVERSIDE VIEW
KEYNSHAM
BRISTOL
BS31 1FW
£325,000



GREGORYS
— ESTATE AGENTS —

ENJOYING ONE OF THE MOST DESIRABLE POSITIONS WITHIN THE EVER-POPULAR RIVERSIDE VIEW DEVELOPMENT, THIS IMMACULATELY PRESENTED TWO-BEDROOM APARTMENT OFFERS A WONDERFUL OPPORTUNITY FOR THOSE LOOKING FOR A PREMIUM HIGH STREET OFFERING.

Situated on the top floor of South Block, Apartment 93 boasts stunning uninterrupted views across the River Chew and beyond. Its sought-after south-facing aspect fills the home with natural light throughout the day, creating a bright and welcoming atmosphere.

Designed with comfortable, easy living in mind, the apartment offers generous proportions throughout. Both bedrooms are spacious doubles and benefit from fitted wardrobes, providing welcomed practical storage. The stylish open-plan living space is perfect for relaxing or entertaining, featuring a contemporary kitchen with a full selection of integrated appliances, sizeable breakfast bar and ample fitted cupboards. Floor-to-ceiling French doors and a Juliette balcony frame the spectacular outlook, providing the perfect spot to enjoy the changing seasons and far-reaching views.

The modern bathroom is well-appointed with a sleek three-piece suite, while the apartment also benefits from a secure allocated parking space found in the gated residents parking.

Residents enjoy the convenience of a secure communal entrance with intercom system, lifts and stair access, making day-to-day living effortless. Riverside View is ideally positioned for those seeking a balanced lifestyle, with Keynsham Train Station just a short walk away for easy access to Bristol and Bath. A refurbished leisure centre is located on site, while the town's High Street offers a variety of shops, cafés and everyday amenities all within easy reach.

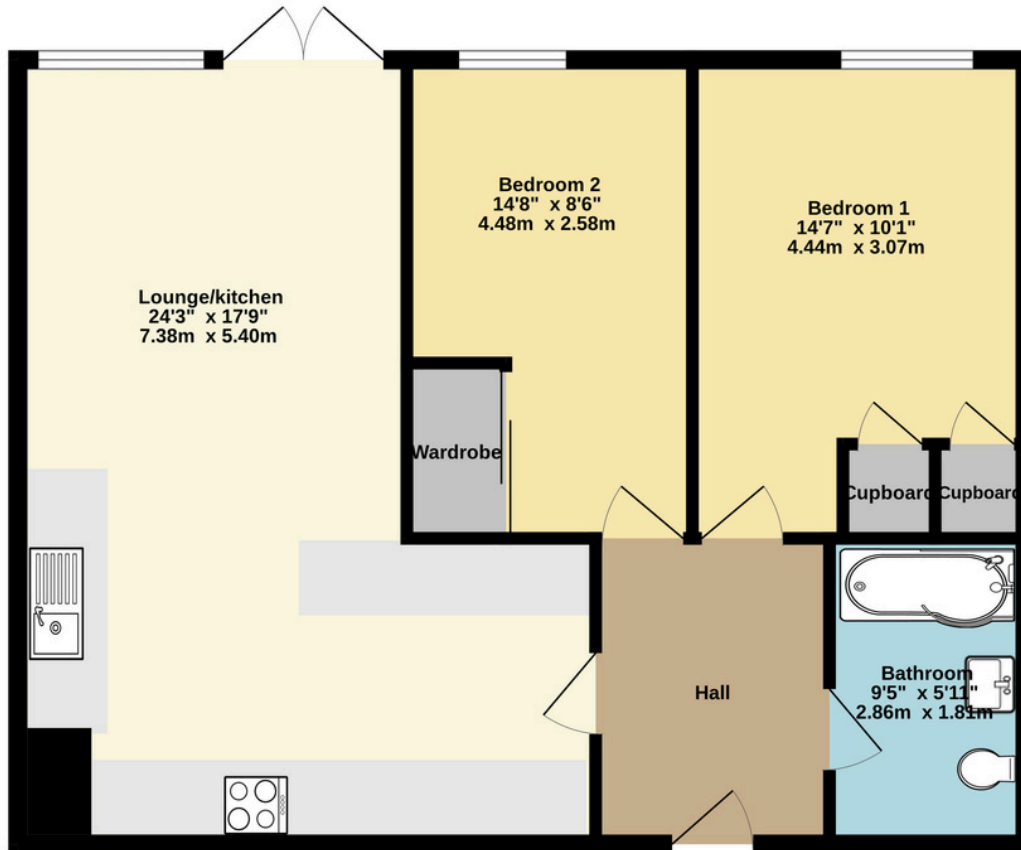
Combining space, security and exceptional views, this impressive apartment represents a rare opportunity to enjoy a more relaxed and manageable way of life in one of Keynsham's most sought-after developments.







Top Floor
742 sq.ft. (69.0 sq.m.) approx.



TOTAL FLOOR AREA: 742 sq.ft. (69.0 sq.m.) approx.

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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Energy performance certificate (EPC)

Flat 93 South Block Riverside Temple Street Keynsham BRISTOL BS31 1GA	Energy rating D	Valid until:	23 June 2030
		Certificate number:	0475-3804-7668-2620-6381

Property type	Top-floor flat
Total floor area	69 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#)

<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>

Energy rating and score

This property's energy rating is D. It has the potential to be D.

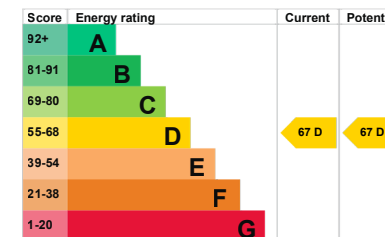
[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

Properties get an energy rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

the average energy rating is D
the average energy score is 60



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