



# Bristol SU Lettings



13 Cliftonwood Crescent, Bristol, BS8 4TU

£4,295 PCM



Bristol SU Lettings are delighted to present this large, fully furnished 5-bedroomed house in the highly sought-after area of Clifton Wood, with panoramic views of Bristol Harbour and the SS Great Britain, and close to the shops, pubs and cafes of Clifton Village. The property consists of 5 double bedrooms of varying sizes (2 with harbour views), separate lounge, kitchen/diner with large fridge/freezer and dishwasher, recently fitted bathroom with walk-in shower, separate Utility room with washing machine and tumble dryer, and a large storeroom (not suitable for occupation) available for storage, bikes and bins. The large south-facing garden is fully paved and is ideal for get-togethers. Gas central heating with newly-installed Worcester boiler. EPC rating C. Ample residents' on-street parking (permit required - available from Bristol City Council). Bills not included. Available 1st July 2026

- Student let
- Panoramic views over the harbourside
- Available 1st July 2026 for 12 months
- Council tax band E
- 5 bedrooms
- Enclosed garden
- EPC rating C

