

Old Shoe Factory

ST PAULS

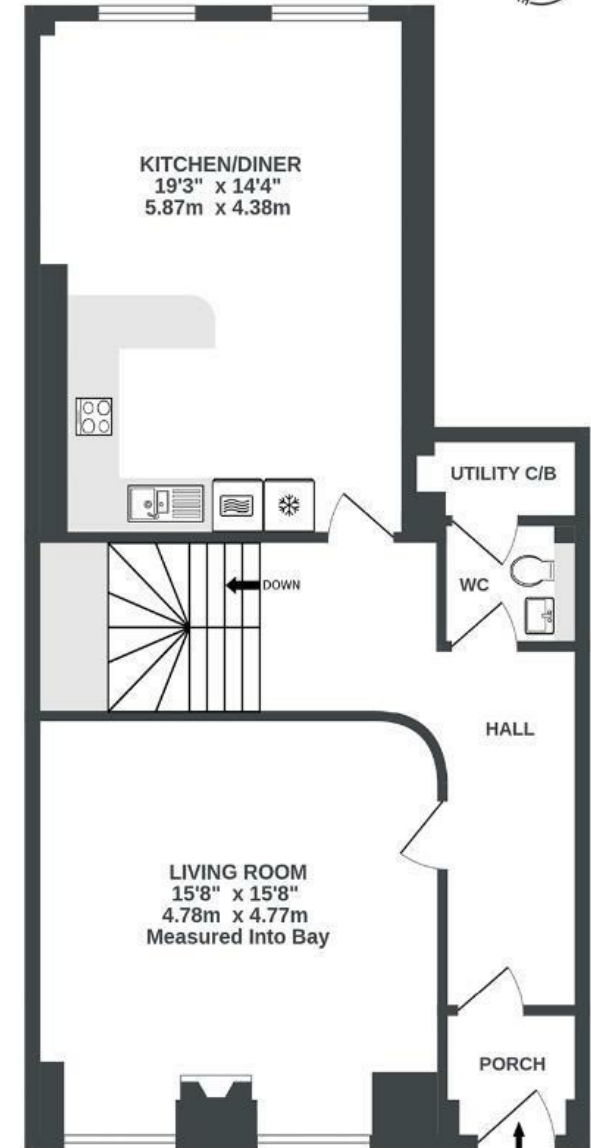
APPROXIMATE FLOOR AREA
140 SQM / 1507 SQFT



LOWER GROUND FLOOR
746 sq.ft. (69.3 sq.m.) approx.



GROUND FLOOR
761 sq.ft. (70.7 sq.m.) approx.



Illustrations are for reference purposes only, measurements are approximate, not to scale.

Boardwalk

Portland Square

ST PAULS, BRISTOL

£

£450,000



BS2 8RR

zzz

3 Bedrooms



2 Bathrooms

"Living on Portland Square has been one of the great privileges of our lives, and it's given us a way of experiencing this city that we know we'll struggle to find anywhere else. We're right in the heart of Bristol here, close enough to walk into the city centre or over to Stokes Croft for its independent restaurants, shops and bars whenever the mood takes us, and we've loved being able to wander down to Faro Bakery for coffee and pastries, or across to Cabot Circus for its shops, The Odeon and its restaurants, both no more than five minutes away on foot. Even something as small as realising we're missing an ingredient for dinner has never been a problem, with M&S less than ten minutes there and back. When we've fancied covering a bit more ground, a ten minute walk has opened up the whole of Stokes Croft and Gloucester Road's dining scene, and Castle Park has been a similarly easy fifteen minutes away with the Harbourside just beyond for everything else the city has to offer. But it's the everyday moments that we'll miss the most. Having our own private entrance so we can greet friends, family and

