

First Floor Rear, 3 Manilla Road, Clifton, Bristol, BS8 4ED

£180,000

A first floor apartment in need of renovation, situated in the heart of Clifton.

- Renovation Project
- Huge Potential
- Sought After Location
- No Chain
- Electric Heating

The Property
The apartment is situated on the first floor of an attractive period building which makes up part of the ever-popular Manilla Road. Upon entry you're greeted by a lounge area with high ceilings and sash windows to the rear. Situated parallel is a fitted kitchen. The remaining floor space consists of a bedroom with fitted wardrobe and three-piece bathroom suite. Whilst presentable the property does require full renovation throughout and has been modestly priced to reflect this.

Location
Clifton Village is one of the most unique and sought after locations in the City. From its very early days as a Spa destination to the later Georgian and Victorian influences Clifton offers charm at every turn from the fine sweep of Royal York Crescent to the grandeur of Victoria Square. At its heart lies the picturesque "Village" offering an eclectic range of independent shops, boutiques, cafes, bars and restaurants including Cote, The Ivy and the Avon Gorge Hotel. The Downs offers four hundred acres of green public space whilst Brunel's Clifton Suspension Bridge provides a gateway to the Ashton Court Estate with its woodlands, mountain bike trails and walks whilst there is excellent access to the exciting Harbourside district, the City Centre and Temple Meads.

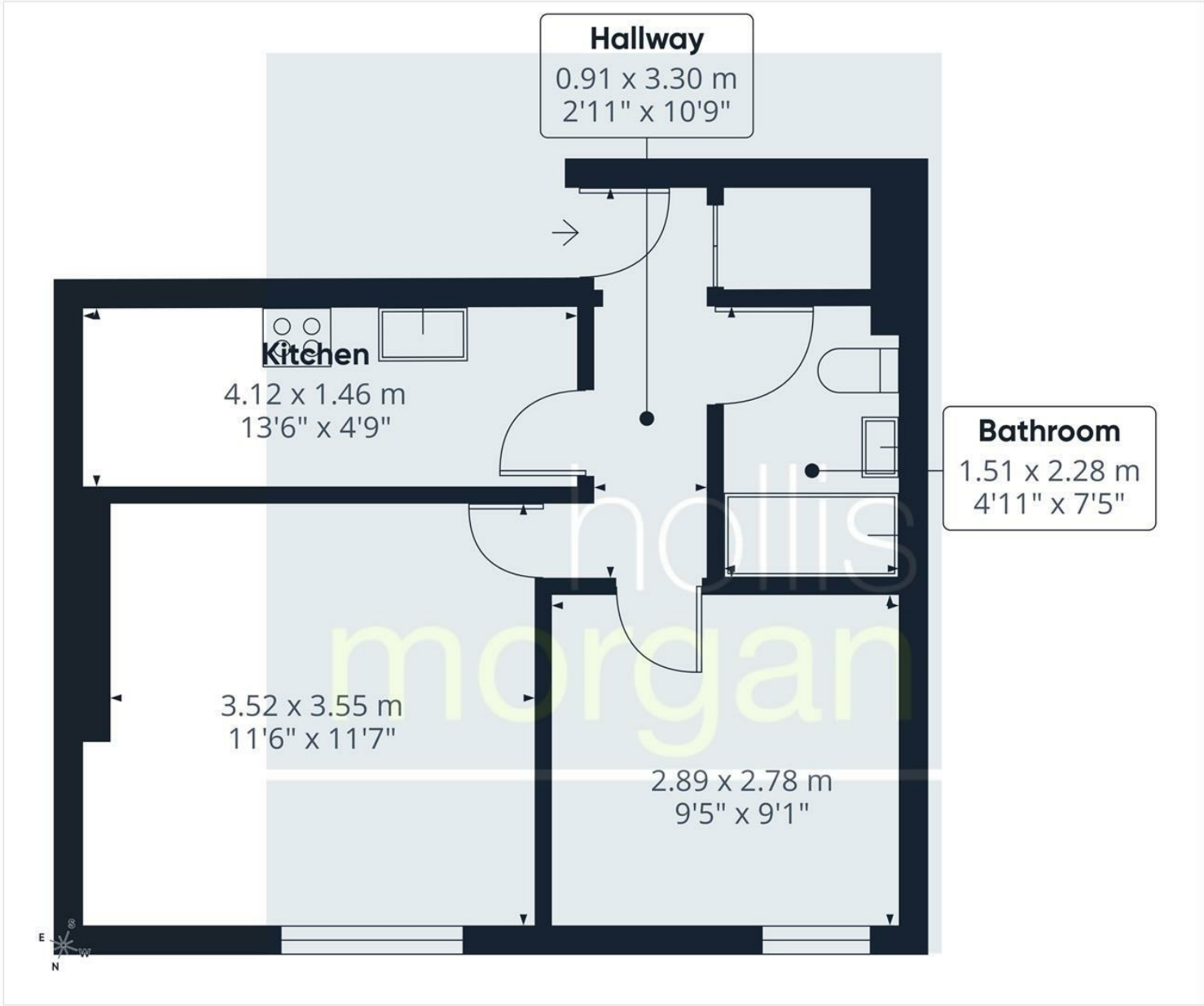
Other Information
Management fee - £103 pcm
Council Tax Band - A

Please Note
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Approximate total area(1)

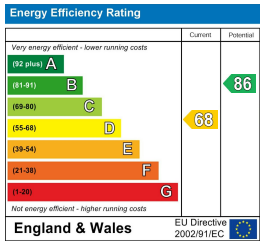
34.8 m²

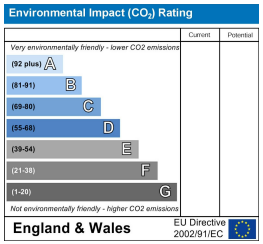
375 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





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