

Albert Road Clevedon BS21 7RR

£239,000

marktempler

RESIDENTIAL SALES





Property Type
Top Floor Apartment



How Big
846.00 sq ft



Bedrooms
2



Reception Rooms
1



Bathrooms
1



Warmth
Gas Central Heating



Parking
Allocated Parking



Outside
Communal Garden



EPC Rating
E



Council Tax Band
B



Construction
Standard



Tenure
Leasehold

Occupying the top floor of an elegant Victorian building, this spacious apartment enjoys an enviable position in the heart of mid Clevedon. Beautifully light and airy throughout, the property combines period charm with modern practicality, all while taking full advantage of far-reaching rooftop views towards the Bristol Channel.

The well-proportioned accommodation is thoughtfully arranged and comprises two comfortable bedrooms, a generous sitting room filled with natural light, and a modern fitted kitchen/dining room that provides a sociable and functional space. A welcoming entrance hallway connects each room, while the bathroom is neatly presented. Gas central heating serves the property throughout, ensuring comfort year-round. Of particular note are the elevated outlooks, with several rooms – including the kitchen with its charming window seat – enjoying delightful views across the rooftops towards the water.

To the rear of the building is a communal garden, offering a peaceful outdoor retreat. Additionally, a timber shed provides useful external storage space.

Albert Road is perfectly positioned within walking distance of Clevedon's most desirable amenities. Hill Road, with its independent boutiques, cafés, and restaurants, is just a short stroll away, as is Clevedon Triangle. The picturesque seafront promenade, Marine Lake, and a variety of leisure options are also within easy reach, making this an ideal setting for both relaxation and convenience.

This charming Victorian apartment offers an excellent opportunity to acquire a bright and spacious home in one of Clevedon's most sought-after locations. With its appealing character, superb views, and proximity to local amenities, it is perfectly suited to a range of buyers seeking coastal living with everyday convenience.



“A light-filled top floor retreat with captivating views across Clevedon towards the Bristol Channel.”



HOW TO BUY THIS PROPERTY

To proceed with a purchase, we require the following:

Proof of Identification - Please note there is a £12 (inc. VAT) fee for the Proof of Identification check. This requires your full name, date of birth, and residential address history for the past three years. Alternatively, there is no cost should you wish to visit our office in person and provide original identification documents.

Proof of Funding - For a mortgage: an up-to-date agreement in principle and a savings statement for the balance. For cash: an official statement showing the required funds.

Proof of Chain - If selling through another agent, provide their details and linked transactions.

These requirements are largely legal obligations. We may share this information with the vendor and relevant parties to help present your offer positively and ensure a speedy response.

We also work with trusted professionals to enhance your moving process. If you choose to use their services, we may receive referral fees: **Star Legal**: £225 + VAT **M C Hullah and Co**: £225 + VAT **Thomas Legal**: £225 + VAT **Birkett Building Consultancy**: 12.5% of net commission **The Mortgage Centre**: 20% of net commission. All referral fees are included in any quotes provided, and there's no obligation to use these services.



Material Information

UTILITIES

Mains electric, gas, water and drainage.

BROADBAND AND MOBILE COVERAGE

Ultrafast broadband available with highest available download speed 1800 Mbps and highest available upload speed 1000 Mbps.

Mobile coverage is good outdoor and in-home. Subject to your network.

This information has either been sourced via the sellers of the property or checker.ofcom.org.uk and is accurate to the best of knowledge.

LEASE INFORMATION

999-year lease from 12.9.1975

Service Charge = £1320 per annum

Ground Rent = £15, which is included in the annual service charge

Gregland Court Management Ltd owns the freehold

Staddons Block Management Ltd manages the building

The lease permits pets

The lease permits letting

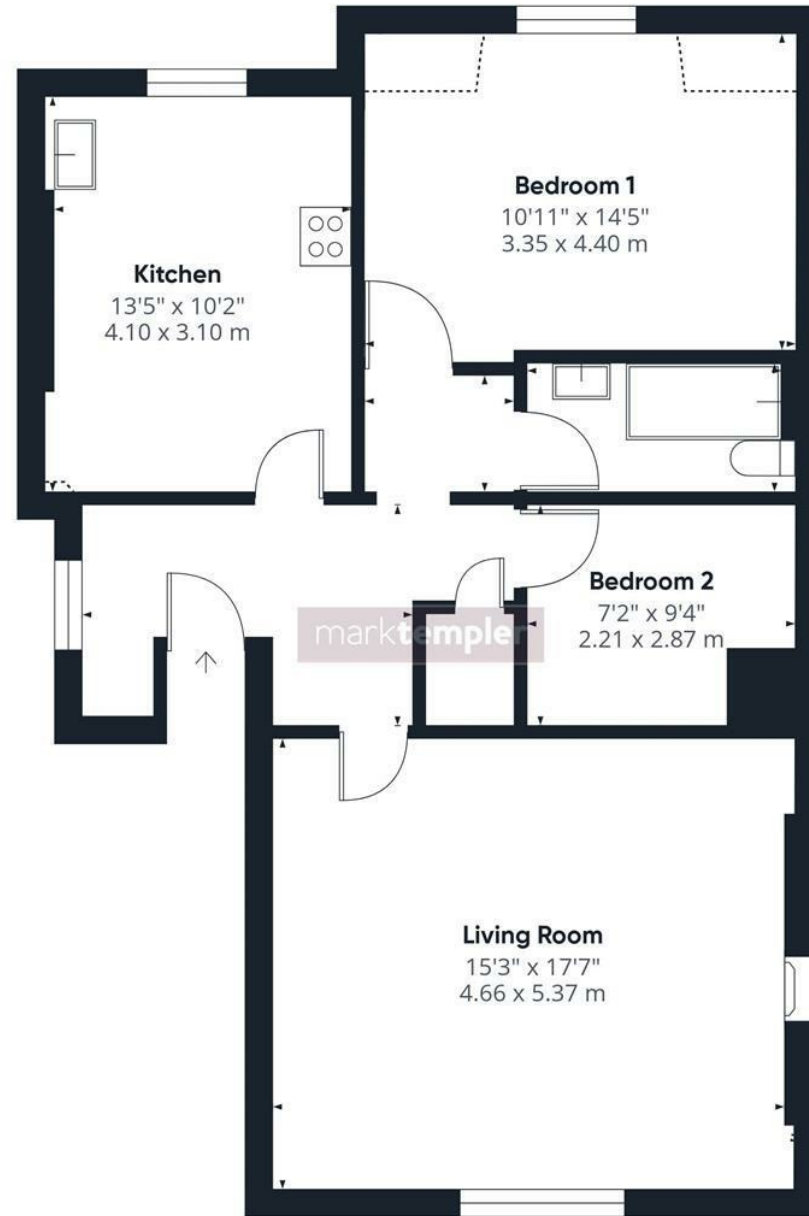
Holiday lets/Air BNB – We are unable to confirm whether the lease allows for holiday lets or Air BNB. Please advise us if you are interested in the property for this purpose and we will do our best to advise prior to arranging a viewing.

This information has been supplied by the vendor at the time of marketing and is correct to the best of our knowledge. We would recommend that any interested party seeks verification of this information from their solicitor prior to purchase.



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