



**11 Hampden Road, Bristol, BS4 2JN**

**£1,200**

\*\*\*\*\* PLEASE EMAIL YOUR INTEREST \*\*\*\*\*

Welcome to this immaculate 2 double bedroom flat, available for let in a highly sought-after location.

The flat features a total of two double bedrooms which are spacious and airy, offering a peaceful retreat after a long day. The property also includes one well-appointed bathroom with modern fixtures, ensuring comfort and convenience.

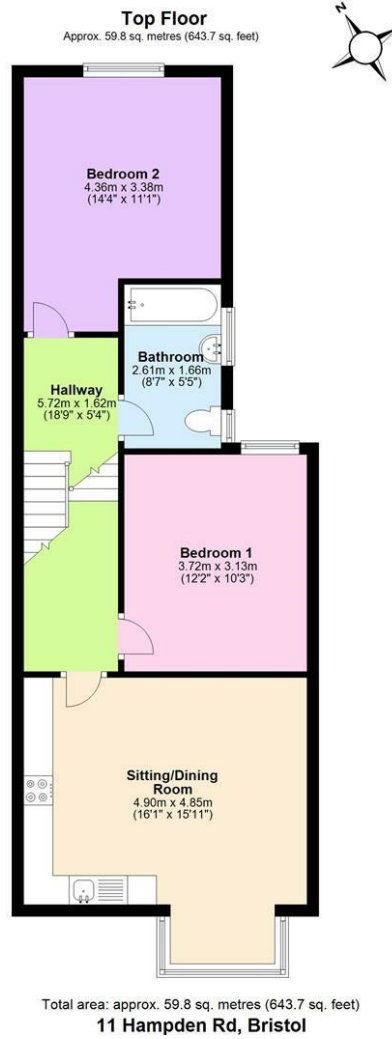
At the heart of the flat is the welcoming open plan kitchen/living room. This space is perfect for relaxing, entertaining or simply spending quality time with loved ones. The layout encourages a natural flow of light and energy throughout the room, creating a warm and inviting atmosphere.

The kitchen offers a range of storage and work surface space, perfect for those who enjoy cooking, an electric oven and hob is supplied and there is space for a fridge/freezer and space and plumbing for a washing machine,

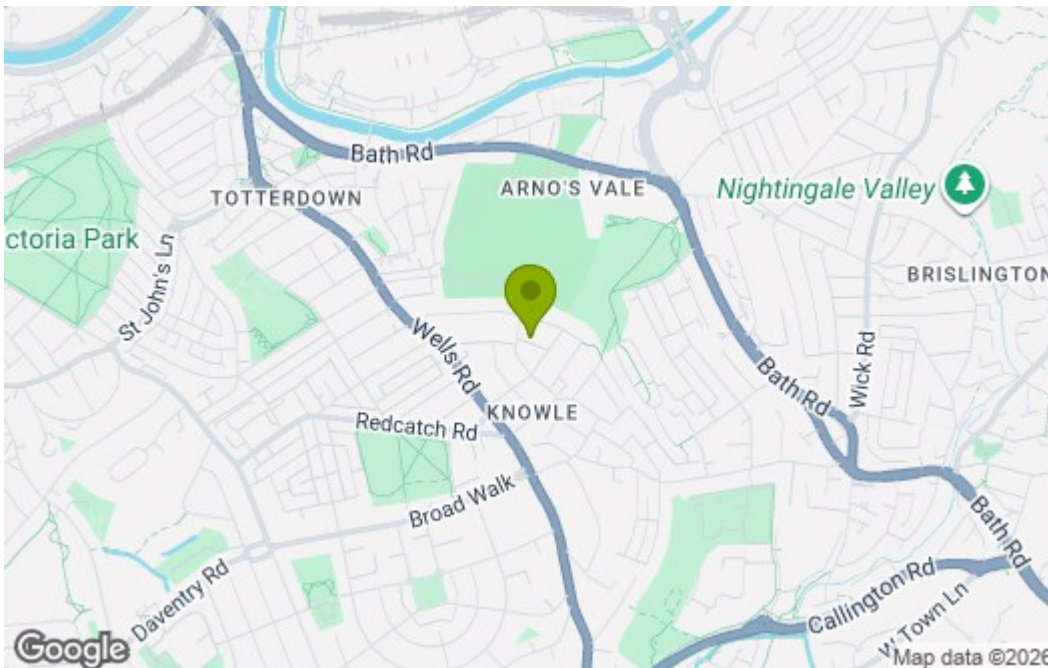
Location-wise, this property is a real gem. It's situated close to excellent public transport links and local amenities, making everyday living a breeze. Everything you need, from shops to eateries and more, is just around the corner.

In conclusion, this flat offers an unmatched living experience in a prime location. Don't miss out on this opportunity to let a home that beautifully combines comfort, convenience, and luxury.

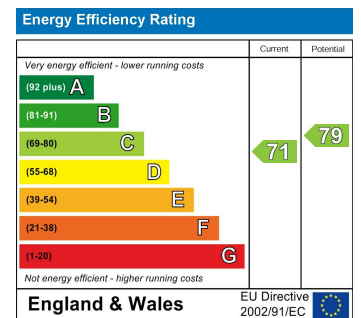
## Floor Plan



## Area Map



## Energy Efficiency Graph



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