

## Apartment 525 The Copper Building, Bristol, BS13 7BG

**£190,000**

Presenting to the market this immaculate one-bedroom flat for sale, ideally located within a highly desirable lakeside development. The apartment is positioned on the top floor of the sought-after Copper Building, offering exceptional views and a tranquil setting enhanced by meticulously maintained communal grounds. Residents benefit from exclusive access to beautiful outdoor spaces including fishing pontoons, allotments, an orchard, and acres of landscaped grounds, perfect for relaxation and outdoor pursuits.

Upon entering the building, a stylish communal entrance with secure intercom and lifts provides both convenience and peace of mind. The property itself features a spacious, open-plan living and kitchen/dining area, designed to maximise natural light and provide direct access to a private balcony. The balcony, available from both the lounge and the double bedroom, showcases stunning lake-side views and offers the ideal spot for leisurely mornings or evening unwinding.

The sleek, integrated kitchen is equipped with modern appliances and thoughtfully planned dining space, making it perfect for entertaining. The bright double bedroom benefits from direct balcony access, ensuring

## Communal Entrance



## Hallway



## Open Plan Kitchen/ Dining / Sitting Room

22'3" x 13'4" (6.79 x 4.07)



## Bedroom

14'1" x 9'10" (4.31 x 3.00)



## Bathroom

7'10" x 4'10" (2.39 x 1.48)



## Balcony

22'7" x 4'11" (6.90 x 1.51)



## Parking Space



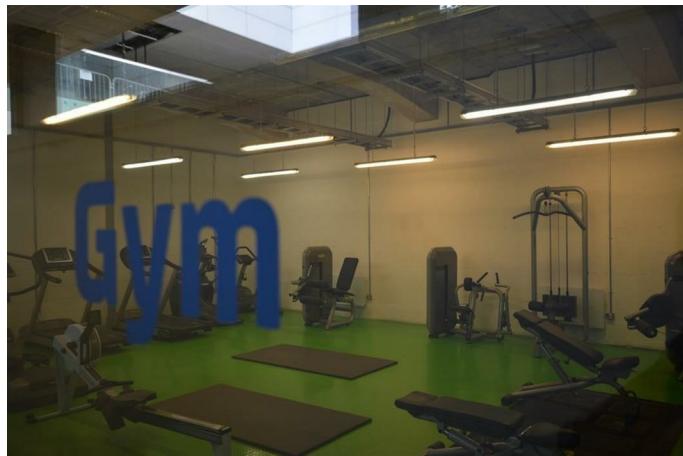
## Views



## Communal Grounds

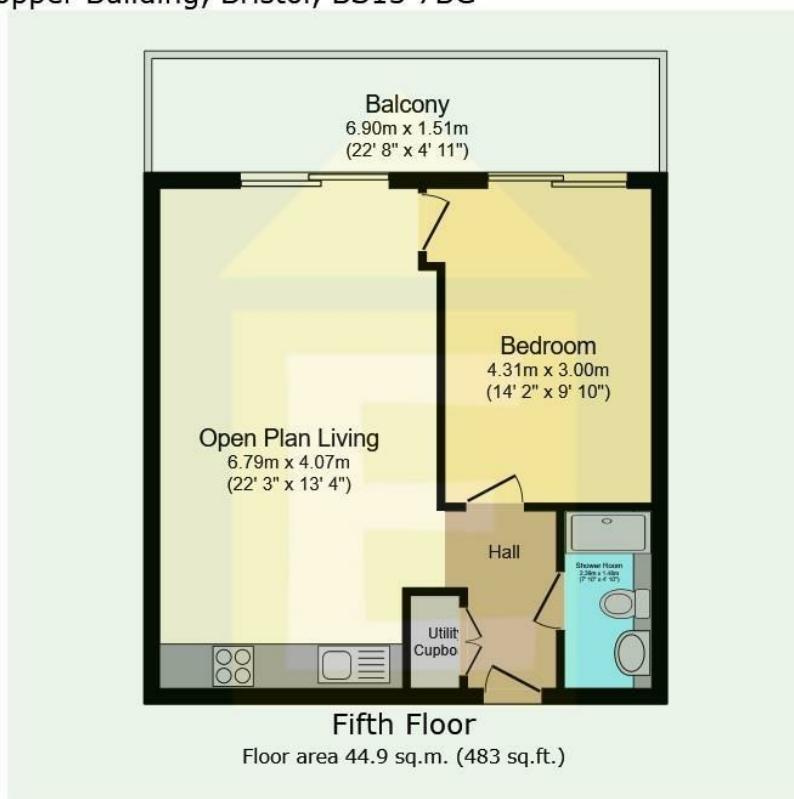


## Communal Gym



## Floor Plan

Apartment 525, Copper Building, Bristol, BS13 7BG

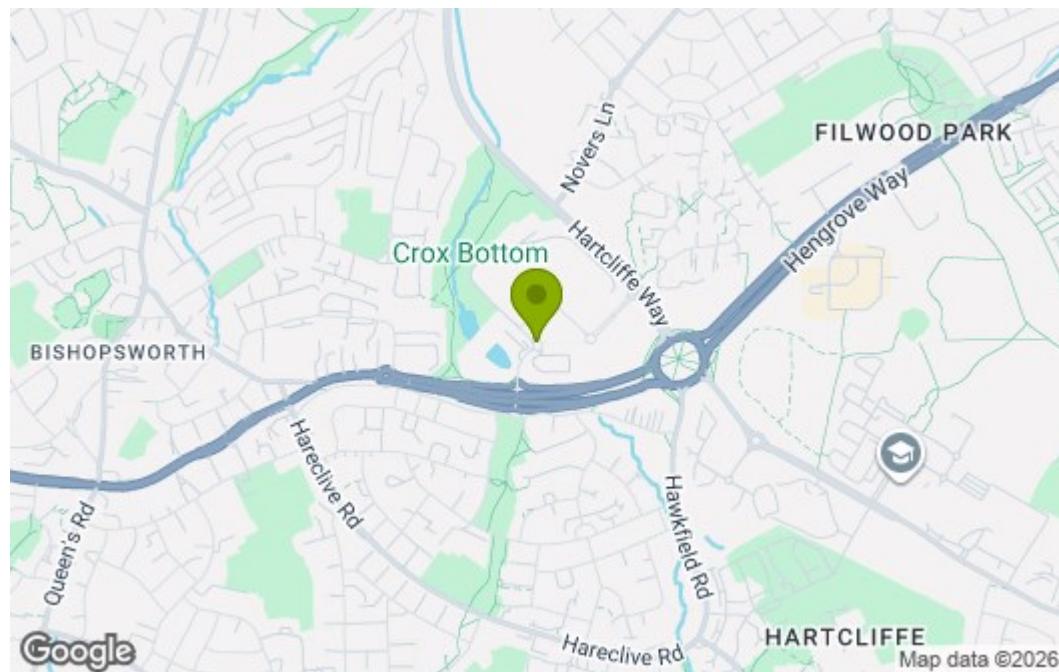


Total floor area: 44.9 sq.m. (483 sq.ft.)

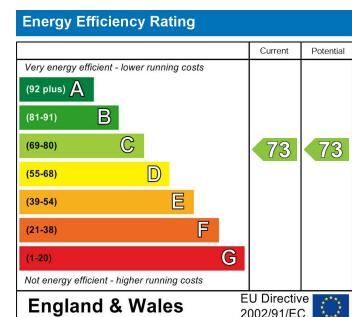
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)



## Area Map



## Energy Efficiency Graph



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