







51 MERCHANT SQUARE, PORTISHEAD BS20 7PE

£1,100 PER MONTH

Occupying a desirable waterside position overlooking the marina, this beautifully presented one-bedroom apartment offers spacious, well-appointed accommodation, complemented by a private balcony enjoying attractive views across the water and moored boats.

Extending to approximately 542 sq. ft., this second floor apartment is accessed via a welcoming entrance hall, providing access to all principal rooms and benefiting from useful built-in storage.

The bright and spacious living/dining room provides a comfortable and inviting space for everyday living and entertaining, with a glazed door opening directly onto the balcony. The adjoining kitchen is fitted with a range of contemporary wood-effect wall and base units, complemented by coordinating worktops, an integrated oven, electric hob and extractor hood, together with generous storage and preparation space.

The well-proportioned double bedroom is tastefully decorated, featuring an attractive floral feature wall and ample space for bedroom furniture. A glazed door opens onto the balcony, allowing the lovely marina views to be enjoyed from the bedroom. Completing the accommodation is a modern shower room, fitted with a glazed shower enclosure, wash hand basin with vanity storage and WC, complemented by attractive marble-effect wall tiling.

PRIVATE BALCONY

The property also enjoys a private balcony, offering a lovely outdoor space to relax and take in the attractive views across the marina.

ALLOCATED PARKING

The property benefits from an allocated parking space within the communal car park, with additional visitor parking bays also available for convenience.

LOCATION

Situated on the marina side of the highly sought-after Village Quarter, this apartment enjoys a desirable waterside setting within easy reach of a variety of local amenities. The surrounding area offers an excellent selection of cafés, restaurants and bars, providing plenty of opportunities for dining and socialising. Residents can also enjoy picturesque walks along the waterfront, taking in the attractive marina views, together with convenient access to nearby leisure facilities. Combining a peaceful waterside atmosphere with the convenience of amenities close at hand, the location offers an appealing lifestyle for those looking to make the most of marina living.

AGENT NOTES

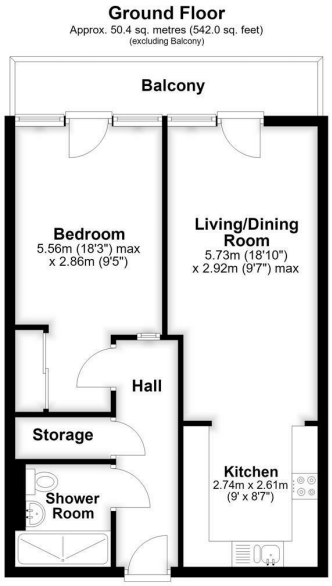
Tenure: Leasehold

Services: Mains Electric, Water, Drainage.

Council Tax Band: C

Local Authority: North Somerset Council Tel: 01934 888888

All viewings strictly by appointment with sole agent Goodman & Lilley: 01275 430440



Total area: approx. 50.4 sq. metres (542.0 sq. feet)

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- Second Floor Apartment
- Open Plan Living
- Private Balcony
- Allocated Parking Space
- Modern shower room
- One Large Double Bedroom
- Approx. 542 Sq.Ft
- Marina Views
- Popular Waterside Location
- Contemporary fitted kitchen

Opening hours vary slightly in each office
Mon to Fri 9am–6pm Sat 9am–4pm

GOODMAN & LILLEY