



38 Moorland Road  
North Somerset, BS23 4HN

£950 PCM

**MAYFAIR**  
TOWN & COUNTRY

## PROPERTY DESCRIPTION

Mayfair are pleased to present this stunning and spacious first floor apartment, ideally located close to the town centre and seafront and benefitting from allocated off street parking.

PLEASE NOTE: Applications must be made via the website by selecting email agent.

The accommodation is accessed via a communal entrance with stairs leading to the first floor. A generous hallway opens into an attractive open-plan kitchen / dining area, featuring a modern white kitchen with integrated oven, hob and extractor, along with space for a washing machine and fridge / freezer. The bright and well proportioned lounge is situated just off the kitchen / diner.

The property offers two double bedrooms and a large family bathroom, complete with a shower over bath and a useful storage cupboard.

Further benefits include one allocated off-street parking space, double glazing, and gas central heating. The property holds an EPC rating of C and Council Tax Band A.

- Spacious first floor flat
- Open plan kitchen / diner
- Allocated off street parking
- EPC rating of C
- 2 double bedrooms
- Bright a spacious lounge
- Modern family bathroom
- Council tax band A

Deposit: £1,096

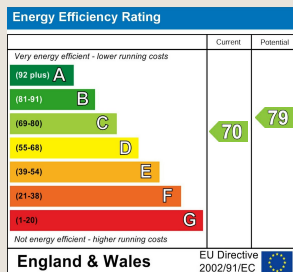
Furnishing: Unfurnished

### Local Authority

North Somerset Council Council Tax Band: A

Tenure:

EPC Rating: C



TO ARRANGE A VIEWING OR FOR FURTHER INFORMATION ON THIS PROPERTY PLEASE CONTACT OUR SALES TEAM

01934 515153

worle@mayfairproperties.net

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

1. Survey - A detailed survey has not been carried out, nor the services, appliances and fittings tested.
2. Floorplans All measurements walls, doors, windows, fittings and appliances, their sizes and locations are shown conventionally and are approximate and cannot be regarded as being representative either by the seller or his agent. Room sizes should not be relied upon for furnishing purposes and are approximate.
3. Mayfair Town & Country may make the following referrals and in exchange receive an introduction fee:  
Star Legal up to £120 inc VAT, Simply Conveyancing up to £240 inc VAT, HD Financial Ltd - introduction fee of up to £240 inc VAT

