

Sunnyside Road Clevedon BS21 7TL

£349,950

marktempler

RESIDENTIAL SALES





Property Type
Apartment



How Big
1110.00 sq ft



Bedrooms
2



Reception Rooms
1



Bathrooms
2



Warmth
Gas Central Heating



Parking
Allocated Space



Outside
Clothes Drying Area



EPC Rating
D



Council Tax Band
C



Construction
Standard



Tenure
Leasehold

Set within a superb location just a short walk from Hill Road, Clevedon town centre, public parks, the Curzon cinema, and the beautiful seafront, this elegant first-floor period apartment combines timeless character with contemporary style.

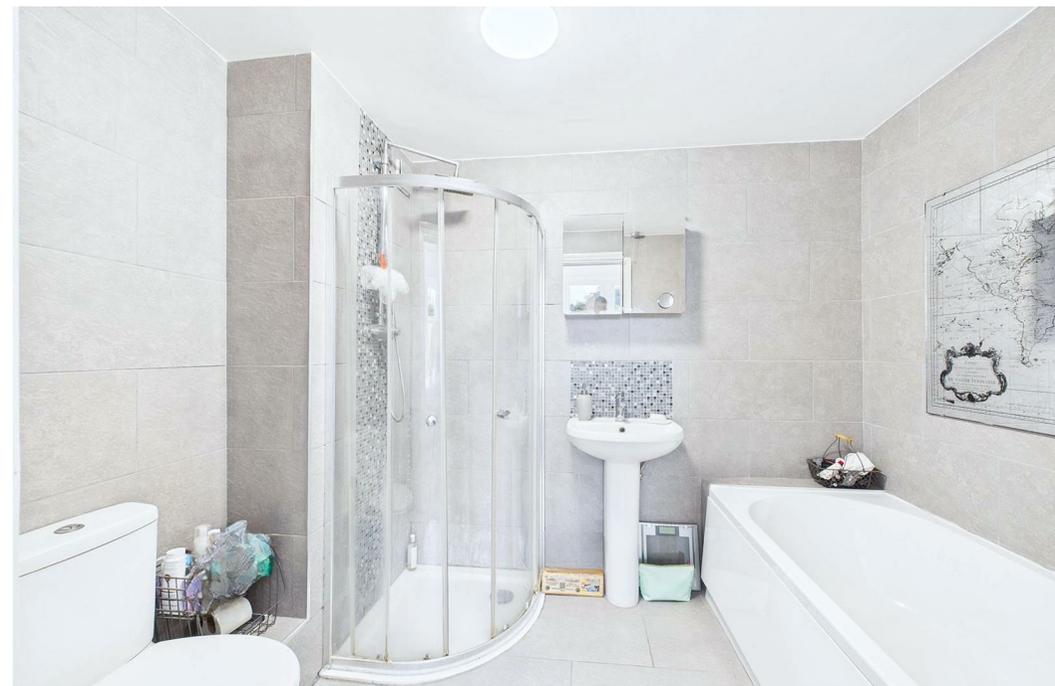
Accessed via two sets of external steps leading to a glazed communal entrance hall found at the rear, the apartment opens into a central hallway that sets the tone for the generous and thoughtfully arranged accommodation. The bright sitting room is a standout feature, boasting a bay window, charming fireplace, and original wood flooring that continues throughout much of the property.

The exceptional kitchen/dining room is both functional and stylish, fitted with sleek units, quartz worktops, and a range of integrated appliances—perfect for modern living and entertaining. There are two spacious double bedrooms, including a principal bedroom with a contemporary en suite that features both a bath and a separate shower. A second, equally stylish shower room adds further convenience.

Storage is plentiful throughout, and the apartment benefits from great views across the rooftops of Clevedon. An allocated parking space completes the package, making this a truly desirable home in a sought-after area.



Elegant period apartment with two double bedrooms, stylish interiors, rooftop views, parking, and a prime Clevedon location.



HOW TO BUY THIS PROPERTY

To proceed with a purchase, we require the following:

Proof of Identification - Full name, date of birth, and residential addresses for the past three years (for a free electronic ID check).

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 **Head Projects (Surveyors)**: 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

LEASE INFORMATION

1000 year lease from 29.09.1987

Service Charge - £600 pa

Ground Rent - N/A

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.

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 220 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.



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