

estate agents **auctioneers**

**hollis  
morgan**



17, Everards Court 7 John Street, Bristol, BS1 2HT  
£299,950

A well positioned and highly practical two bedroom top floor apartment with secure Private Parking space included.

- Top Floor Apartment
- Everards Court
- Modern Conversion
- Two Bathrooms
- Central Location
- Parking Space Included

### The Property

The property occupies the top floor of Everards Court, a recently converted building offering a range of quality apartments in the heart from Bristol City Centre. No 17 benefits from relative privacy and offers a pleasant outlook over some of the oldest buildings in Bristol. The internal accommodation offers two double bedrooms, open plan lounge area with modern fitted kitchen and two stylish bathrooms, one of which an en suite shower room.

### Location

The Centre is the heart of the City with constant action on offer from the Hippodrome and Colston Hall, Bristol Shopping Quarter at Cabot's Circus to the characterful Christmas Steps, Corn Street and St Nicholas Market. Nearby Millennium Square acts as a gateway to the neighbouring harbourside with its fountains and big screen as well as world class attractions such as Brunel's SS Great Britain, We The Curious, Bristol Aquarium, the Arnolfini, Spike Island, the Watershed and the M Shed.

### Other Information

Leasehold: 298 years from and including 25 November 2019

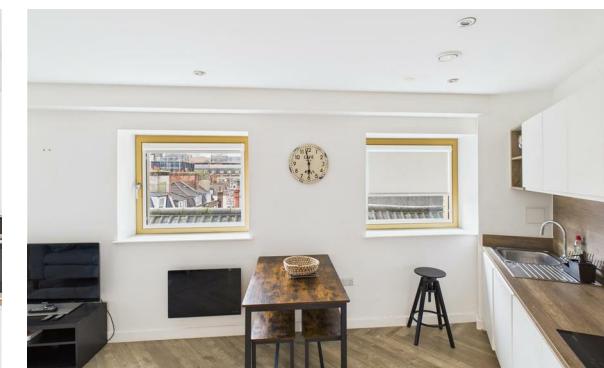
Ground rent: N/A

Management Fee: £215.83 pcm

Council Tax Band: D

### Please Note

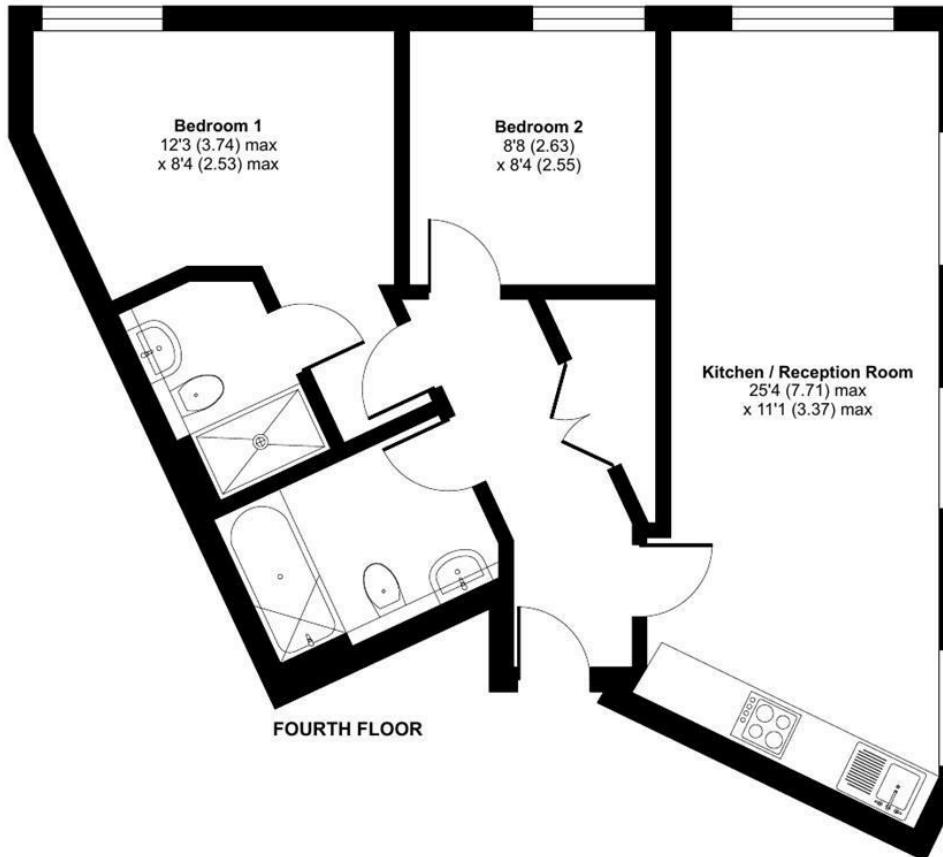
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# John Street, Bristol, BS1

Approximate Area = 610 sq ft / 56.6 sq m

For identification only - Not to scale



FOURTH FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,  
Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025.  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/81/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/81/EC	

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