

FOR SALE



Glencairn Court, Pulteney Road
£465,000

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- Sought After '60's Development
- Well Managed With a Lift Access To The Upper Floors
- This Apartment is On The Ground Floor
- At the Front of the Building With it's Own Balcony
- Three Good Sized Bedrooms

Situated in this sought after 1960's development with it's own Balcony and superb undercroft parking spaces, this three bedroom apartment is on the ground floor (slightly elevated) of the building and is offered for sale with no onward chain

Glencairn Court, is on the Pulteney Road, Close to the city centre, just along the road from the Avon & Kennett canal and the leisure centre. Flat 4 is of particular significance in this building as one of the ground floor apartments (best described as between the ground floor and first floor) with a balcony. So high enough, not for anyone to peer in through your windows but without being up a full flight of steps. The building itself has a communal lift from the communal lobby with undercroft residents parking, which this property has the first tandem spaces on the left, ideal that you don't have to navigate your way through all the openings. This place has the benefit of its own private covered balcony with sliding patio doors from the living/dining room. The fitted kitchen



is at the rear of this room with an inner hallway providing access to the three sensible sized bedrooms, two of which have fitted wardrobes with the third still being of reasonable proportions. The large shower room (which used to be a bathroom and a separate WC), now has a pressurised hot water system, a walk in shower, basin and WC with fitted furniture.

The windows are double glazed, the heating is run from electric night storage.

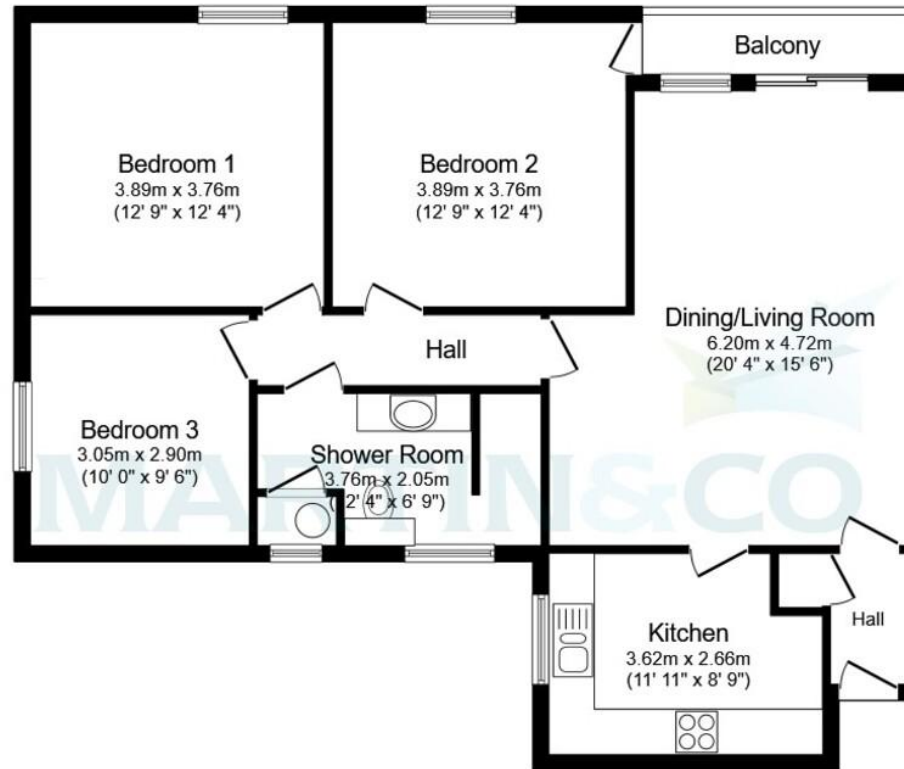
The Council Tax band is D and is charged at £2.325.27 for 2026/27

The property is Leasehold with a 999 term from 1966
The annual ground rent is £10 per annum
West Of England are the management company and the annual service charge is approximately £2500 for 2026/27 payable bi-annually.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		64 D
39-54	E	53 E	
21-38	F		
1-20	G		





Floor Plan

Total floor area: 88.7 sq.m. (955 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



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