



MAGGS  
& ALLEN

3, GOODEVE PARK HAZELWOOD ROAD

SNEYD PARK, BRISTOL, BS9 1PZ

£300,000

Located in a desirable area of Bristol comes this well-sized two-bedroom flat with garage and parking. On-site facilities include a swimming pool and sauna, available exclusively to residents.

### Summary

Perhaps the highlight of this apartment is the open-plan living space. Being dual aspect, it invites in plenty of natural light into what is a well-sized room, as well as offering a pleasing outlook of the communal gardens. The room comfortably accommodates lounge, dining and working from home space if desired. Just off the living space is a private balcony, and a full-fitted kitchen equipped with a range of base and wall-mounted units and integrated appliances.

Both the bedrooms are double rooms, with the master also offering built-in storage. From the master is an elevated outlook offering superb views of the locality.

Completing the internal aspect of the property is a shower room with basin, separate WC and a handy airing cupboard.

The development offers leisure facilities, comprised of a swimming pool, sauna and changing rooms that are exclusively available to residents. Externally, the development is blessed with extensive well-stocked communal gardens for residents to enjoy. The flat comes with a secure, private garage as well as an allocated parking space.

### Location

Sneyd Park is an affluent residential area known for its tranquillity and lush greenery. The neighbourhood is characterized by spacious homes, many surrounded by well-maintained gardens, creating an elegant and serene ambiance.

Sneyd Park's elevated position offers stunning views of the Avon Gorge and Clifton Suspension Bridge, adding to its appeal. Residents enjoy a peaceful lifestyle, away from the hustle and bustle of the city, while still benefiting from proximity to local amenities.

The neighbourhood boasts proximity to popular green spaces, including the picturesque Durdham Downs. These areas provide opportunities for outdoor activities and a sense of natural tranquillity within the urban landscape.

With its upscale homes and scenic surroundings, Sneyd Park attracts a mix of families and professionals seeking a more secluded and prestigious residential environment. Despite its serene atmosphere, the neighbourhood remains well-connected to Bristol's city centre.

### Schools

Stoke Bishop Church of England Primary School - Distance: 0.65 miles

Elmlea Junior School - Distance: 1 miles

Clifton College - Distance: 1.1 miles

Badminton School - 1.1 miles

### Tenure

We understand the property is Leasehold, with 946 years remaining on the lease.

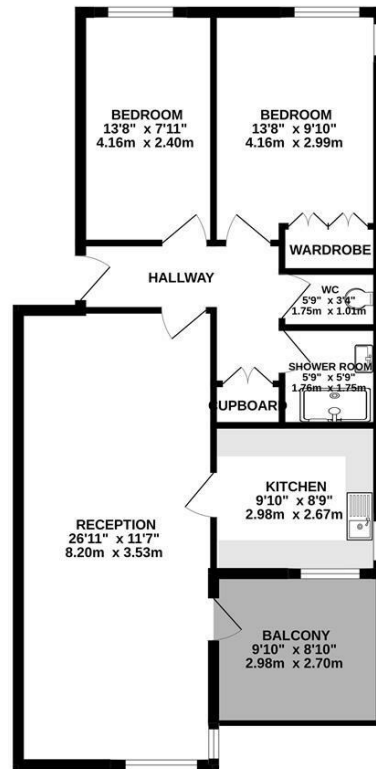
We understand the Ground Rent is £34 per annum and the service charge is £3,500 per annum.

This information should be checked with your legal advisor.

[If you have a property to sell and would like a no obligation market appraisal, please contact the office on 0117 949 9000.](#)



FIRST FLOOR  
776 sq.ft. (72.1 sq.m.) approx.



TOTAL FLOOR AREA : 776 sq.ft. (72.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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- A well-sized two-bedroom apartment
- Garage and off-street parking
- In a desirable location
- Stunning well-maintained communal gardens
- On-site facilities include swimming pool and sauna
- Far-reaching views from the master bedroom
- Open-plan kitchen/diner
- Balcony
- Modern kitchen
- EPC TBC

Guide Price: £300,000

Tenure: Leasehold

Council Tax Band: C

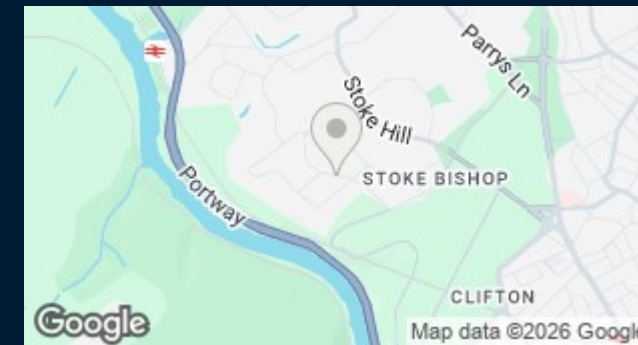
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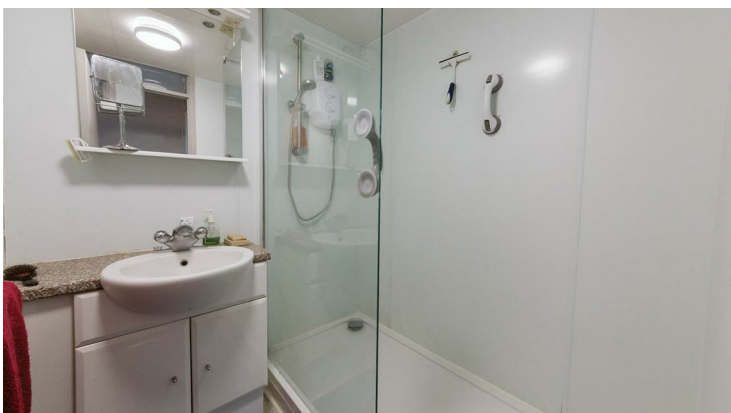
Local Authority: Bristol City Council

Viewing: By appointment only.

Contact Us: 0117 949 9000

**Important Notice:** This information was provided at the time of instruction and may be incorrect or liable to change. Please contact the office to confirm any details.





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