



## 1a Halls Road

, Kingswood, BS15 8JD

**£950 Per Calendar Month**



PLEASE READ DO NOT PHONE If you are interested in viewing this property please send us an alert through Rightmove / Zoopla using the Email Agent/request details option on their site. We will then respond with a brief questionnaire. On receipt, we will then contact you \*\*\*First Floor Flat \*\*\* Converted first floor flat with accommodation comprising hallway, lounge kitchenette, two bedrooms and bathroom, allocated parking for one car, benefits double glazing and electric heating, situated within the heart of Kingswood.



## Entrance

Entrance hallway, laminate flooring, wall mounted entry phone system, alarm control pad, power point, cupboard which houses the water tank .

## Lounge Area 11'10" x 14'10" (3.60 x 4.52)

Two double glazed windows, electric heater, power points, opening to:

## Kitchen Area 11'9" x 10'4" (3.59 x 3.15)

Two double glazed windows, electric heater, laminate flooring, selection of wall and base units with work surfaces over, single drainer stainless steel sink unit with tiled splash backs, four ring electric hob oven and feature extractor hood.

## Bedroom 1 15'3" x 8'7" (4.65 x 2.62)

Double glazed window, electric heater, power points.

## Bedroom 2 8'1" x 11'9" (2.47 x 3.59)

Heater, power points.

## Bathroom 7'9" x 5'11" (2.37 x 1.80)

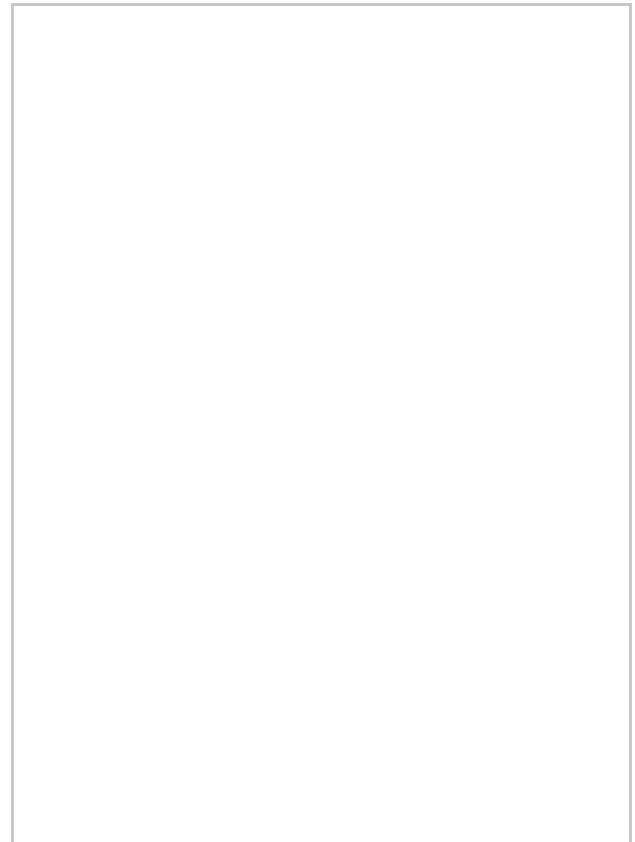
Suite comprising WC, wash hand basin, bath with shower screen and shower over, tiled splash backs, towel rail heater.

## Allocated Parking

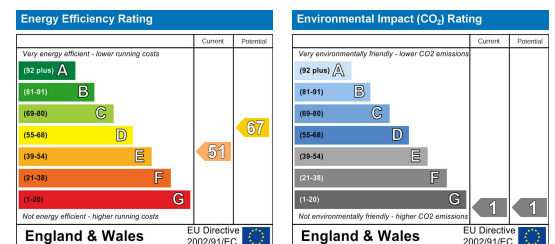
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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