



## 8 High Street

Keynsham, Bristol, BS31 1DR

£1,150 PCM



PLEASE DO NOT CALL AGENT AND IF YOU WOULD LIKE TO APPLY, PLEASE EMAIL AGENT THROUGH THE PORTAL REQUESTING AN APPLICATION FORM

Nestled in the heart of Keynsham High Street, this charming first-floor flat offers a delightful blend of comfort and convenience. As you enter through the communal front door, you are welcomed into a well-maintained entrance hall that leads you to your new home.

Upon entering the flat, you will find a spacious entrance hall featuring a generous storage cupboard, perfect for keeping your living space tidy. The layout flows seamlessly into the open-plan living area, which is designed to maximise both space and light, creating an inviting atmosphere for relaxation and entertaining.

The kitchen is well-equipped with an array of wall and base units, providing ample storage and workspace for culinary enthusiasts. Its thoughtful design ensures that everything you need is within easy reach, making meal preparation a pleasure.



### Entrance Hall

Laminate wooden flooring, storage cupboard, door leading to shower room & leading into open plan living area.

### Open Plan Living Area 17'0" x 10'9" (5.2 x 3.3)

Laminate wooden flooring, 2 x side aspect windows, doors leading to bedrooms & radiator.

### Kitchen

Vinyl flooring, wall & base units, boiler, gas hob/electric oven, space for washing machine & fridge/freezer.

### Bedroom 1 11'1" x 7'6" (3.4 x 2.3)

Laminate wooden flooring, rear aspect window & radiator.

### Bedroom 2 11'1" x 7'6" (3.4 x 2.3)

Laminate wooden flooring, rear & side aspect windows & radiator.

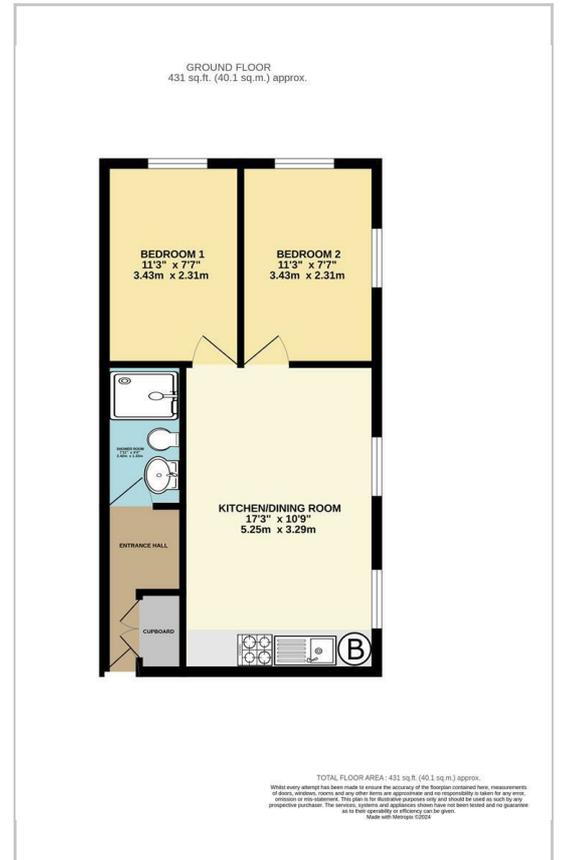
### Shower room 7'10" x 3'7" (2.4 x 1.1)

Vinyl flooring, double shower cubicle with shower off the mains water, wc, vanity sink & towel radiator.

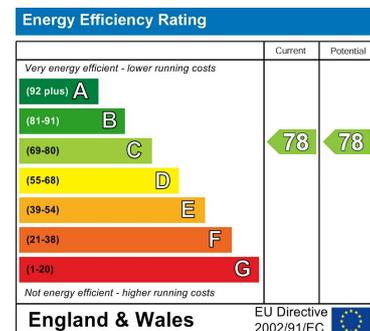
### Area Map



### Floor Plans



### Energy Efficiency Graph



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