



108 PAPER MILL GARDENS,
PORTISHEAD, BS20 7QY

**GOODMAN
& LILLEY**



A WELL PRESENTED ONE BEDROOM APARTMENT AFFORDING A WONDERFUL OPEN ASPECT OVERLOOKING WOODLAND AND NEARBY RHYNE.

Built by messrs Taylor Wimpey offering easy level access on your doorstep to the Portishead High Street, Marina and around the Nature Reserve, this property should appeal to all, from those downsizing, or first time buyers looking to make that all important first step onto the property ladder. Buy to let investors will be attracted to a projected rental income of £700/£725 PCM.

In brief the property comprises; entrance hall, open plan kitchen/dining/living room, double bedroom and a family bathroom. Externally, the property benefits from allocated parking spaces for two vehicles.

With a super selection of new bars, restaurants, coffee shops and a convenience store appearing around the new Marina, it has never been a better time to buy here and enjoy the tranquillity, yet vibrancy that this lovely location offers. With ground floor apartments in this condition and location rarely available so be quick to book your appointment to view.

Goodman & Lilley anticipate a good degree of interest due to its location and the beautifully presented accommodation on offer. Call us today on 01275 430440 and talk with one of our property professionals to arrange your next appointment to view.

M5 (J19) 3 miles, M4 (J20) 11 miles, Bristol Parkway 14 miles, Bristol Temple Meads 10.5 miles, Bristol Airport 12 miles (distances approximate)

Tenure: Leasehold with management charge of £943 and ground rent of £200 a year.

Local Authority: North Somerset Council Tel: 01934 888888

Council Tax Band: B

Services: All mains services connected

Accommodation Comprises:

- Ground Floor Apartment
- Beautifully Presented
- Wonderful Open Aspect
- One Double Bedroom
- Open Plan Living Space
- Allocated Parking



£189,950



Ground Floor

Approx. 49.2 sq. metres (529.6 sq. feet)



Total area: approx. 49.2 sq. metres (529.6 sq. feet)

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