

205 Eastcliff,
Portishead, BS20 7AQ

Goodman & Lilley

A fantastic one bedroom apartment positioned on the edge of the fishing village enjoying uninterrupted views of the estuary and the Welsh coastline.

The property is only a stone's throw from the Marine Quayside, offering ease of access to the bars, restaurants and coffee shops alongside the Marina. The modern interior provides a wonderful balance of space for both professional couples and first time buyers looking to escape the hustle and bustle of the city yet still retain ease of access to the motorway network & city centre.

In brief, the light and airy accommodation comprises; entrance hall, living room/dining room, kitchen, master bedroom and a family bathroom. Externally, the property benefits from one allocated parking space located to the rear of the property.

With quality, one bedroom apartments in short supply, this is one property that is sure to create a lot of interest due to the stunning views, quiet position and beautiful presentation. Don't delay, contact Goodman & Lilley 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 charges - Ground rent £75 for 6 months, Management Charge £1266.75 for 6 months.

Local Authority: North Somerset Council Tel: 01934 888888

Council Tax Band: C

Services: Electric, Water, Mains Drainage

All viewings strictly by appointment with sole agent Goodman & Lilley: 01275 430440

Accommodation Comprising;

Entrance Hall
Secure front door opening to the entrance hall, light and airy in its appearance with uPVC double glazed window to front aspect, secure telephone entry system, doors to living/dining room and bedroom, storage cupboard.

Living/Dining Room
A good sized room with feature uPVC double glazed bay window to front aspect. further uPVC double glazed window to the front aspect, doors to kitchen, master bedroom, family bathroom, storage cupboard, radiator, TV & telephone point.

Family Bathroom
Fitted with a modern four piece suite comprising; low level WC, deep panelled bath, shower enclosure, hand wash basin, uPVC double glazed window to rear aspect, heated towel rail, extractor fan, recessed spotlights.

Kitchen
Fitted with a matching range of wooden front base, drawer and eye-level units with and worktop space over, fitted electric power assisted fan oven, electric hob with extractor hood above, 1 1/2 stainless steel circular sink with single drainer, uPVC double glazed window to rear aspect enjoying stunning views of the the estuary.

Master Bedroom
uPVC double glazed window to rear aspect, fitted wardrobe, radiator, TV point.

Allocated Parking Space
The allocated parking space is located to the rear of the property

- Fantastic 'Fishing Village' Location
- Allocated Parking Space
- One Double Bedroom
- Viewing Highly Advised
- Breathtaking Views Of The Severn Estuary
- No Onward Chain
- Spacious Accommodation

Guide Price £190,000









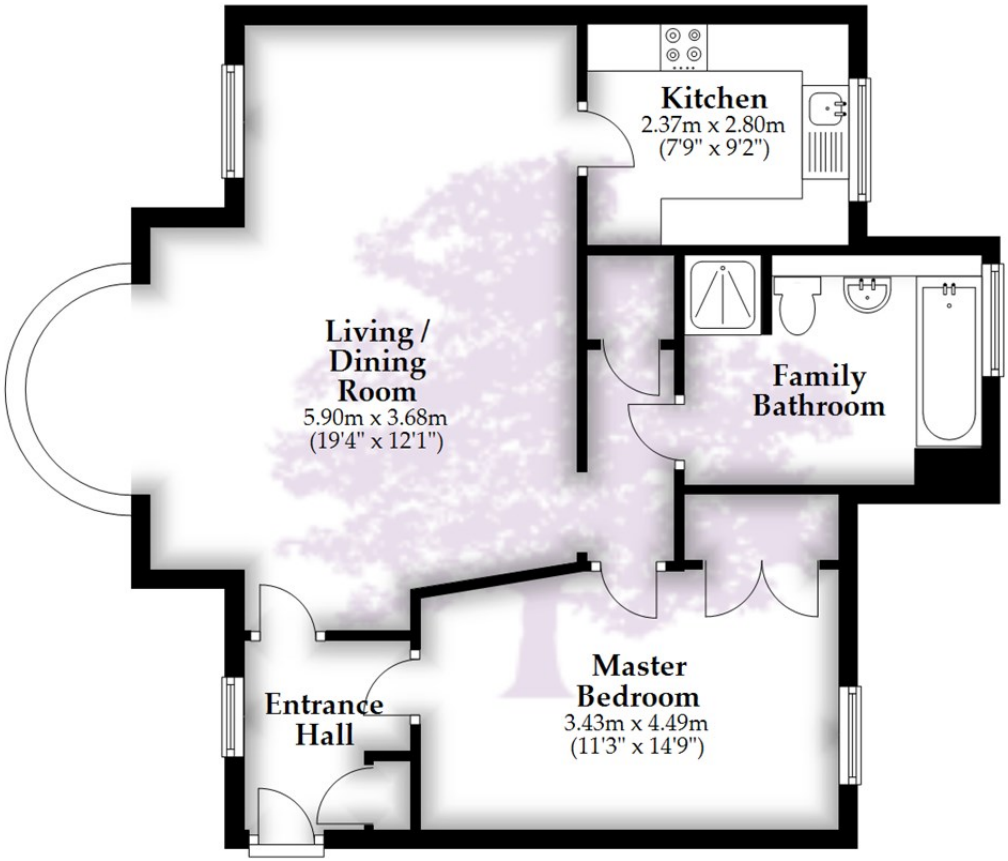






Third Floor

Approx. 62.8 sq. metres (675.5 sq. feet)



Total area: approx. 62.8 sq. metres (675.5 sq. feet)

Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.
Plan produced using PlanUp.

HENLEAZE - 0117 2130777
henleaze@goodmanlilley.co.uk

PORTISHEAD - 01275 430440
sales@goodmanlilley.co.uk

SHIREHAMPTON - 0117 2130333
shire@goodmanlilley.co.uk

Zoopla.co.uk rightmove The Property Ombudsman

WWW.GOODMANLILLEY.CO.UK

These particulars are for general guidance only. They do not form or constitute any part of an offer or contract. Goodman & Lilley has not carried out structural surveys of the property. The services, appliances or specific fittings mentioned in these details have not been tested. Every attempt is made to ensure accuracy, however all photographs, measurements, floor plans and distances are for illustrative purposes only. They must not be relied upon when purchasing carpets and or other fixtures & fittings. Lease details, service charges and ground rents are given as a guide only. They should be checked and confirmed by a licensed solicitor prior to exchange of contracts. The copyright of all details, photographs and floor plans remain exclusive to Goodman & Lilley.