



4 ELTON ROAD,  
CLEVEDON, BS21 7RA

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GOODMAN  
& LILLEY







# 4 ELTON ROAD

## CLEVEDON BS21 7RA

GUIDE PRICE  
£350,000

A Grand Victorian First Floor Two Bedroom Apartment, offering delightful Clevedon Pier & Channel Views

A beautifully presented two bedroom apartment set within an elegant Edwardian building, perfectly positioned to enjoy spectacular views over Clevedon Pier and the Bristol Channel. This light and airy home features generously proportioned living space, superb period character and is ideally located close to local shops, cafes and amenities. Offered with allocated parking and set on a peaceful road, this property combines classic style with contemporary touches.

### Location

Arundel House occupies a highly desirable position on Elton Road in the heart of Clevedon, one of the South West's most sought-after coastal towns. Set just a short stroll from the sweeping seafront promenade and iconic Victorian pier, residents enjoy effortless access to miles of pebble beach and stunning views across the Bristol Channel — perfect for morning walks and evening sunsets.

The property also benefits from being close to Salthouse Fields, a popular green space complete with woodland areas, children's play facilities, tennis courts and open lawns — ideal for everyday leisure and outdoor enjoyment.

For day-to-day convenience and characterful local life, a short stroll uphill brings you to Hill Road and Alexandra Road, Clevedon's principal shopping and dining streets. These vibrant thoroughfares are home to a diverse mix of independent boutiques, cafés, restaurants and specialist food shops, alongside quality everyday services. On the first Sunday of each month a lively craft and food market weaves between the seafront and these streets, adding to the town's community spirit.

Beyond the immediate locale, Clevedon town centre offers further amenities including traditional high-street stores, pubs and the historic Curzon Community Cinema — one of the oldest continuously operating cinemas in Britain.

This prime coastal address truly combines peaceful seaside living with easy access to local parks, vibrant local shopping districts, eateries and community events, making it an exceptional choice for modern residential living.

### Summary

Perched on the first floor of this beautifully maintained detached period building, this exceptional apartment blends refined Victorian elegance with contemporary comfort, all set against a breathtaking coastal backdrop.

A bright and elegant entrance hallway immediately sets the tone, with a stylish colour palette and generous proportions that flow seamlessly through the home. The expansive lounge is a true showstopper: wonderfully generous in scale, crowned by very high ceilings that perfectly reflect the building's circa-1900 heritage. A large bay window frames stunning, uninterrupted views across the Bristol Channel and towards Clevedon Pier, while a feature gas fireplace provides a handsome focal point, creating a space that feels both grand and inviting.

The stylish, well-appointed kitchen has been thoughtfully designed for modern living, complete with integrated fridge freezer, washing machine and dishwasher, offering clean lines and everyday practicality without compromising on style. The fashionable and elegant family bathroom is finished to a high standard, featuring fully tiled walls and a sleek walk-in shower, delivering a calm, contemporary feel.

To the rear of the building, the sizeable master bedroom enjoys a peaceful outlook and retains further period character, making it a restful and refined retreat. A second well-proportioned bedroom offers excellent flexibility, ideal as a guest room or a stylish home office.

Externally, the property benefits from immaculately maintained communal areas, an allocated parking space, and a position on a quiet road, enhancing the sense of privacy and exclusivity. With its elevated position, timeless architectural detail and truly spectacular coastal views, this is a rare opportunity to acquire a top-floor home of genuine distinction.

### Additional Information

Tenure: Leasehold

Services Connected: Mains Electric, Gas, Water & Sewage.

Local Authority: North Somerset Council Tel: 01934 888888

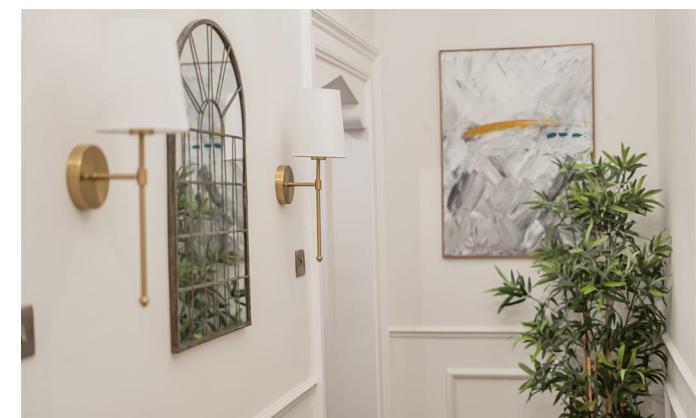
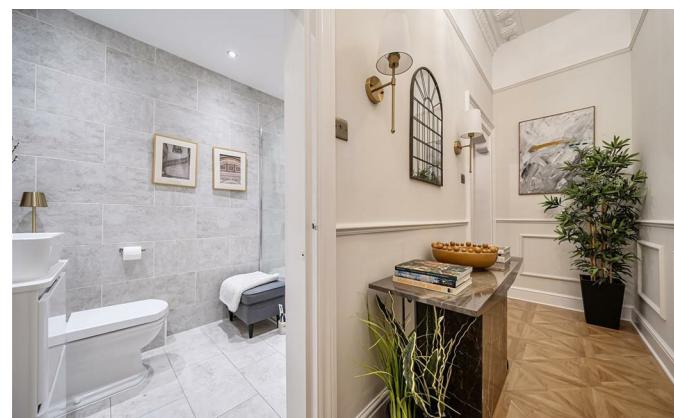
Council Tax Band: B

EPC: E

- A Stunning Victorian First Floor Apartment
- Period Features
- Close to Hill Road & Alexandra Road Shops & Attractions
- Allocated Parking
- Stunning Coastal Views



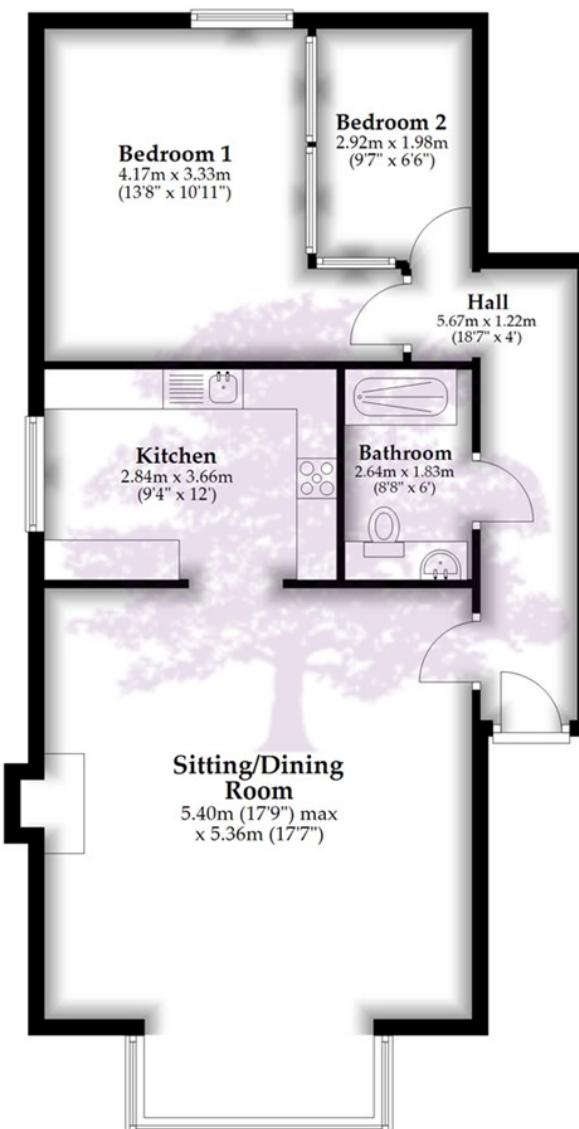




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## Second Floor Flat



Total area: approx. 77.4 sq. metres (832.7 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.

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