1, 11 Bath Buildings, Montpelier, Bristol, BS6 5PT

£225,000

Hollis Morgan - An attractive 1 bed flat in a Grade II Georgian listed building which would make an excellent first time buy or investment.

- Fantastic Location
- Grade II listed Georgian Terrace
- Ideal first purchase / investment
- Chain free
- Close to Gloucester Road and city centre
- Gas central heating
- Communal gardens
- Airbnb permitted

The Property
This stunning one-bedroom flat has been completely refurbished by the current owner. The bright reception room benefits from dual aspects, with two traditional sash windows flooding the space with natural light. The kitchen features a range of midnight blue matt floor units, marble-like floor tiles, a freestanding fridge freezer, and an electric hob and oven.

The reception area boasts wood parquet flooring, an electric fire, and a traditional-style radiator. The hallway, leading to both the bedroom and bathroom, is equipped with built-in cupboards providing ample storage.

The spacious bedroom offers a serene retreat, decorated in a soothing palette of blue and white tones with a feature wallpapered wall. The large sash window allows plenty of light into the room, which also includes a traditional-style radiator.

Adjacent to the bedroom, the bright bathroom features a charming roll-top bath with a shower overhead, a WC, a freestanding traditional basin, and a traditional heated towel rail radiator. The bathroom is beautifully finished with traditional-style tiles on both the floor and walls.

The property has the benefit of having access to the communal gardens.

This delightful flat is a perfect opportunity for a first-time buyer or investor.

Location
Montpelier is located to the North-East of Central Bristol and is home to a thriving residential community as well as local businesses. Nearby Gloucester Road offers a wealth of bars, restaurants and independant shops and also many amenities within walking distance of the property such as Cabot Circus shopping centre and Bristol City centre. The M32 motorway is moments away connecting you to the M4 and M5 in all directions. Montpelier train station is just a short walk away whilst Bristol Temple Meads train station is less than two miles, and Bristol International Airport to the south of the city is 12 miles.

Other Information
Leasehold: 999 years
Management Fee: circa £100 to £120 pcm
Council Tax Band: A

Please Note
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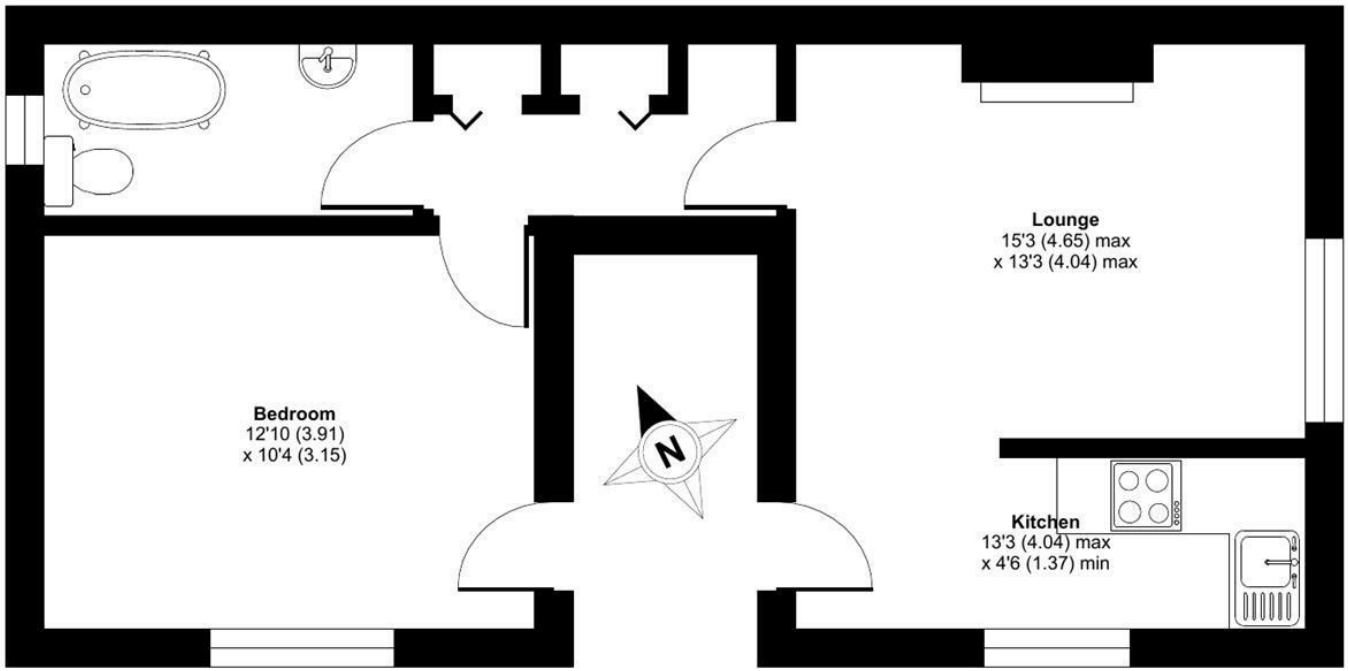
Approximate Area = 431 sq ft / 40 sq m

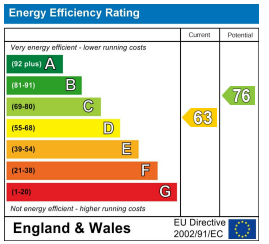
For identification only - Not to scale

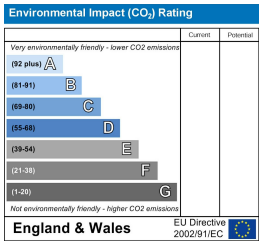


GROUND FLOOR

Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Hollis Morgan. REF: 1149312





TEL | 0117 933 9522 | 9 Waterloo Street, Clifton, Bristol BS8 4BT

www.hollismorgan.co.uk | post@hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered no 7275716
Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

hollis
morgan