estate agents auctioneers

hollis morgan

467, Electricity House Colston Avenue, City Centre, Bristol, BS1 4TB

£295,000

Hollis Morgan - A luxurious apartment within an impressive and iconic development in the heart of Bristol. Available with no onward chain and with an allocated underground parking space.

- Iconic Bristol Development
- Central Location
- Modern Finish
- Two Double Bedrooms
- En Suite Shower Room
- Underfloor Heating
- Parking Space
- No Onward Chain

The Property
The property is situated on the upper floors and finished to an incredibly high standard with ample space throughout. Bright and airy, the open plan living space takes full advantage of the large double glazed window which provides pleasant city views. The kitchen is fully fitted with wall and base units with a Silestone work surfaces and boasts a range of integrated Bosch appliances such as; electric hob and oven with chimney hood over, microwave, dishwasher and fridge / freezer.
A spacious master bedroom is equipped with a built in wardrobe and a en suite shower room complete with large walk in mains fed shower, heated towel rail, w/c and basin. There is a further double bedroom as well as additional shower room, fully tiled with mains fed shower over bath, WC and basin.

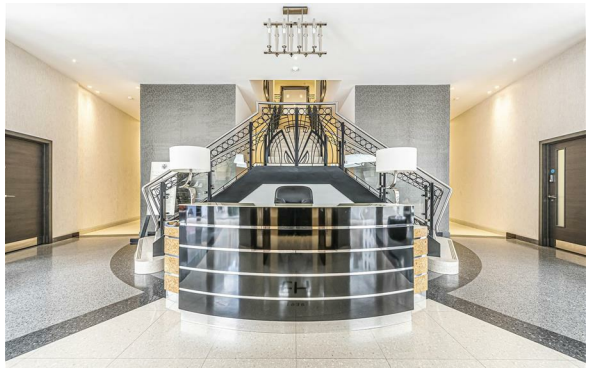
The flat also benefits from a secure underground parking space, underfloor heating throughout as well as large utility cupboard off the hallway with plumbing for washing machine.

Electricity House was started in the 1930s for the South-West Electricity Board but was requisitioned for aircraft construction.
The Grade II listed Building with its striking Art Deco exteriors and rich heritage has been turned into a collection of luxurious living spaces which boast luxurious contemporary features in a historic setting in a city centre location.

Location
The Centre is the heart of the City with constant action on offer from the Hippodrome and Colston Hall, Bristol Shopping Quarter at Cabot's Circus to the characterful Christmas Steps, Corn Street and St Nicholas Market. Nearby Millennium Square acts as a gateway to the neighbouring harbourside with its fountains and big screen as well as world class attractions such as Brunel's SS Great Britain, We The Curious, Bristol Aquarium, the Arnolfini, Spike Island, the Watershed and the M Shed.

Other Information
Leasehold. 121 Years remaining
Ground Rent: £250 pa.
Management Fee: circa £3,830 pa.
Council Tax Band: D

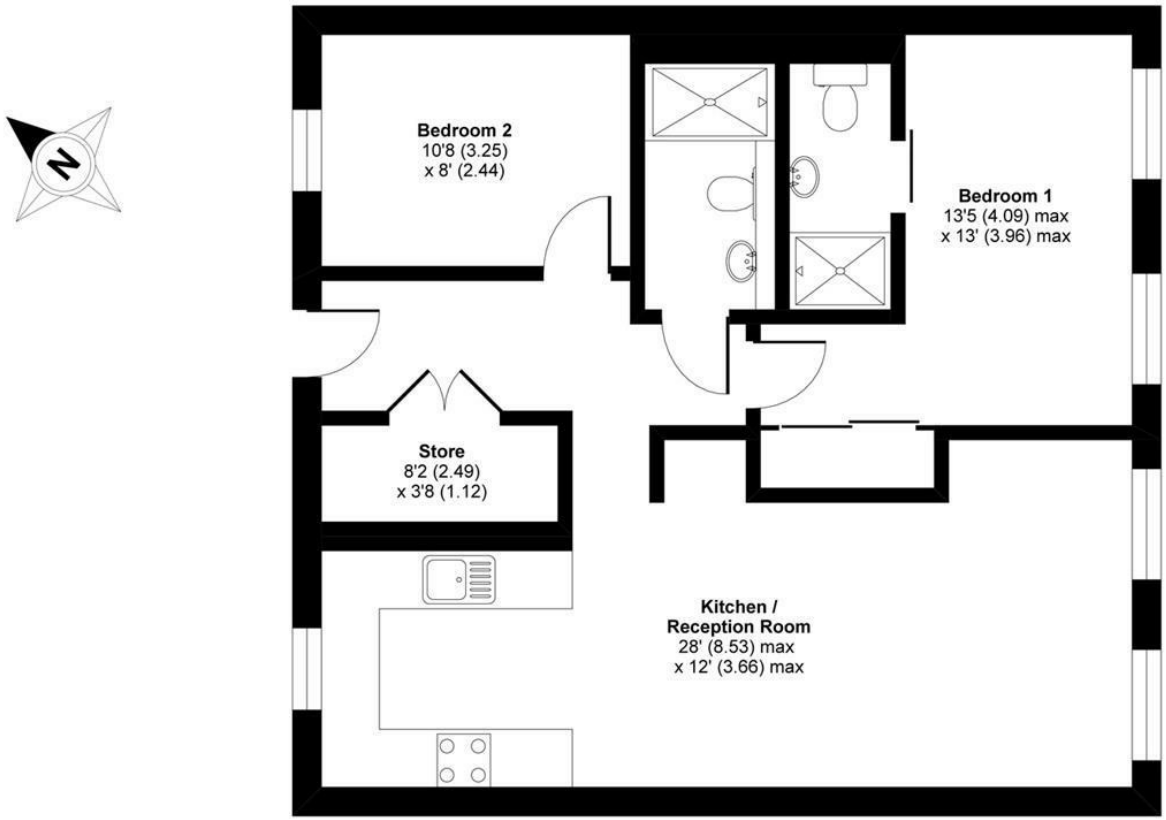
Please Note
We endeavour to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller.



Electricity House, Colston Avenue, Bristol, BS1

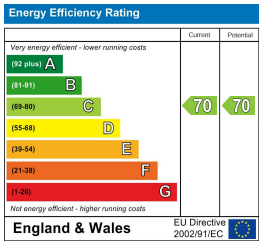
Approximate Area = 728 sq ft / 67.6 sq m

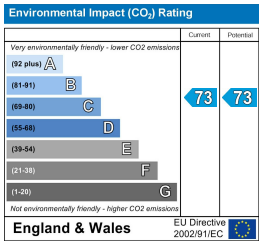
For identification only - Not to scale



Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2020. Produced for Hollis Morgan. REF: 603377





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