estate agents auctioneers

hollis morgan

10, Garden Court Alma Vale Road, Clifton, Bristol, BS8 2HT

£235,000

Hollis Morgan - A characterful apartment located on the first floor on this uniquely designed and exclusive development ideally located to take advantage of a range of local amenities. The property would make a perfect first time purchase or a fine investment. Use of church gardens and Chain Free.

- One Bedroom Apartment
- A Unique and Exclusive Development
- Fantastic Location
- Gas Central Heating
- Quiet Enjoyment of Church Garden
- Fine Outlooks
- Plenty Of Internal Storage
- Chain Free

The Property
A characterful apartment set on the first floor of this Gothic style former church hall which was converted into a number of apartments in the late 80's.

The living space is located at the rear of the building and, via a unique 'diamond window', enjoys a pleasant outlook over the immaculately presented church gardens which residents of the block have quiet enjoyment of.
Adjacent there is a separate kitchen which provides a good amount of cupboard and worktop space along with gas hob with extractor over and oven, a stainless steel sink, integrated dishwasher and plumbing for washing machine.

The bedroom is a good sized space and also has the added benefit of a large built in wardrobe / cupboard.

Finally there is a surprisingly spacious bathroom which offers a mains fed shower over bath, basin, WC as well as a separate storage cupboard.

In addition there is another cupboard off the hallway and the residents of the building have quiet enjoyment and access to the church gardens.

Location
Clifton and the surrounding areas, with its Victorian and Georgian architecture, are amongst the most sought after locations in the City. The area offers charm alongside excellent amenities with independent shops, boutiques, cafes, bars and restaurants to be found on both Whiteladies Road and Clifton Village including Clifton Down shopping Centre. The Downs offers four hundred acres of green public space whilst Brunel's Clifton Suspension Bridge provides a gateway to the Ashton Court Estate with its woodlands, mountain bike trails and walks whilst there is excellent access to the exciting Harbourside district, the City Centre and Temple Meads.

Other Information
Leasehold. Residue of 999 years
Management Fee: £85 pcm

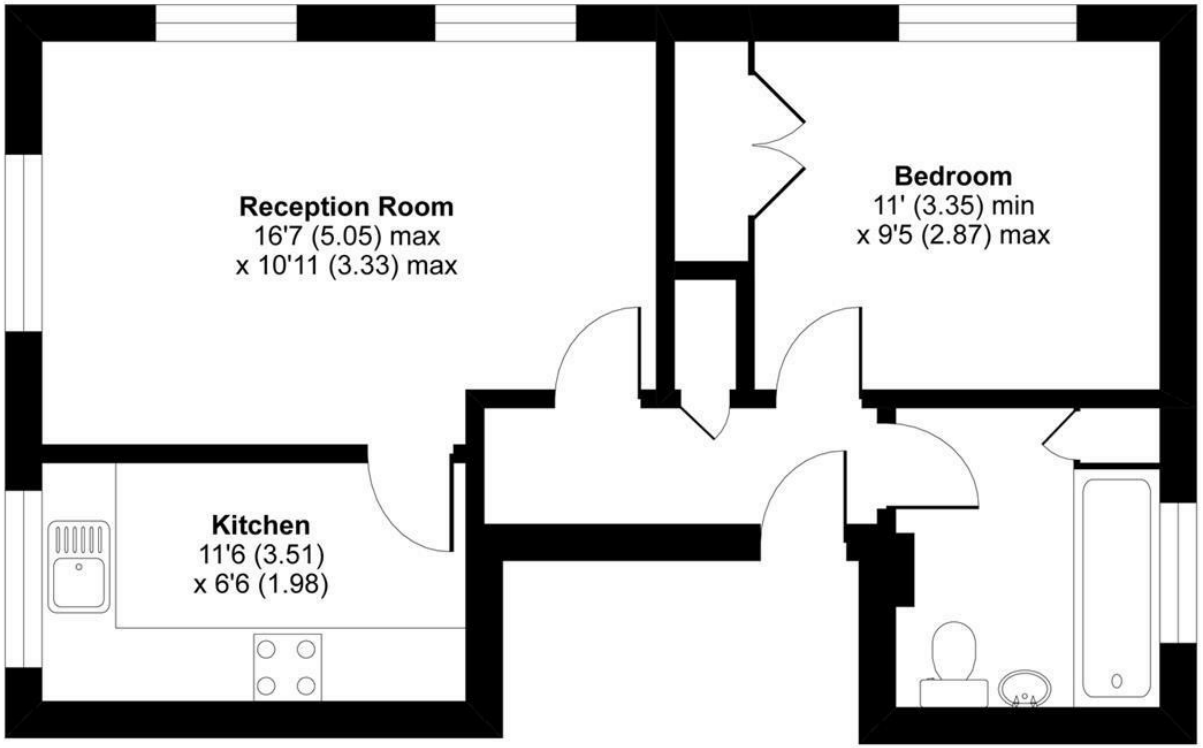
Council Tax Band: B

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.

Alma Vale Road, Clifton, Bristol, BS8

Approximate Area = 490 sq ft / 45.5 sq m

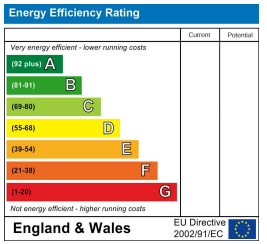
For identification only - Not to scale

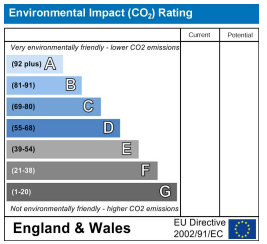


FIRST FLOOR

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: 637443





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