estate agents auctioneers

hollis morgan

Flat 6, Balmoral House Canons Way, Bristol, BS1 5LN

£220,000

A fantastic one bedroom apartment in the vibrant Harbourside with a large private terrace. Sold with no onward chain.

- Sought after Harbouside location
- Purpose Built Apartment
- Substantial terrace
- Ideal first time buyer purchase
- No Onward Chain

The Property
A beautifully presented one-bedroom first-floor apartment, ideally situated in a modern purpose-built development on Bristol's vibrant Harbourside.

This apartment offers contemporary open-plan living, with a bright and spacious lounge seamlessly flowing into a fitted kitchen, creating the perfect space for both relaxing and entertaining. Large doors open onto a generous, sun-filled balcony, providing an excellent extension of the living space and the ideal spot to enjoy your morning coffee or unwind in the evening.

The well-proportioned double bedroom also benefits from direct access to the balcony, allowing plenty of natural light to flood the room and creating a wonderful indoor-outdoor feel. The apartment is completed by a stylish bathroom and ample storage.

Perfectly positioned to enjoy everything Bristol's sought-after Harbourside has to offer, with its array of waterside restaurants, cafés, bars and cultural attractions just moments away, this superb apartment would make an ideal first-time purchase, city base or investment opportunity.

Location - Harbourside
Once a busy dock where sailors and merchants would trade goods and set sail for voyages of discovery, Bristol's Harbourside has undergone a huge transformation and is now an attractive, modern development with excellent amenities and access to the rest of the City. The area is alive with the buzz of Sunday markets, waterside restaurants and bars and a whole host of sports and activities including yachting, paddle boarding, and rowing. Millennium Square acts as a central hub, 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.
Ground rent: £150 PA
Management Fee: £195 PCM
Council Tax Band: C

Please Note
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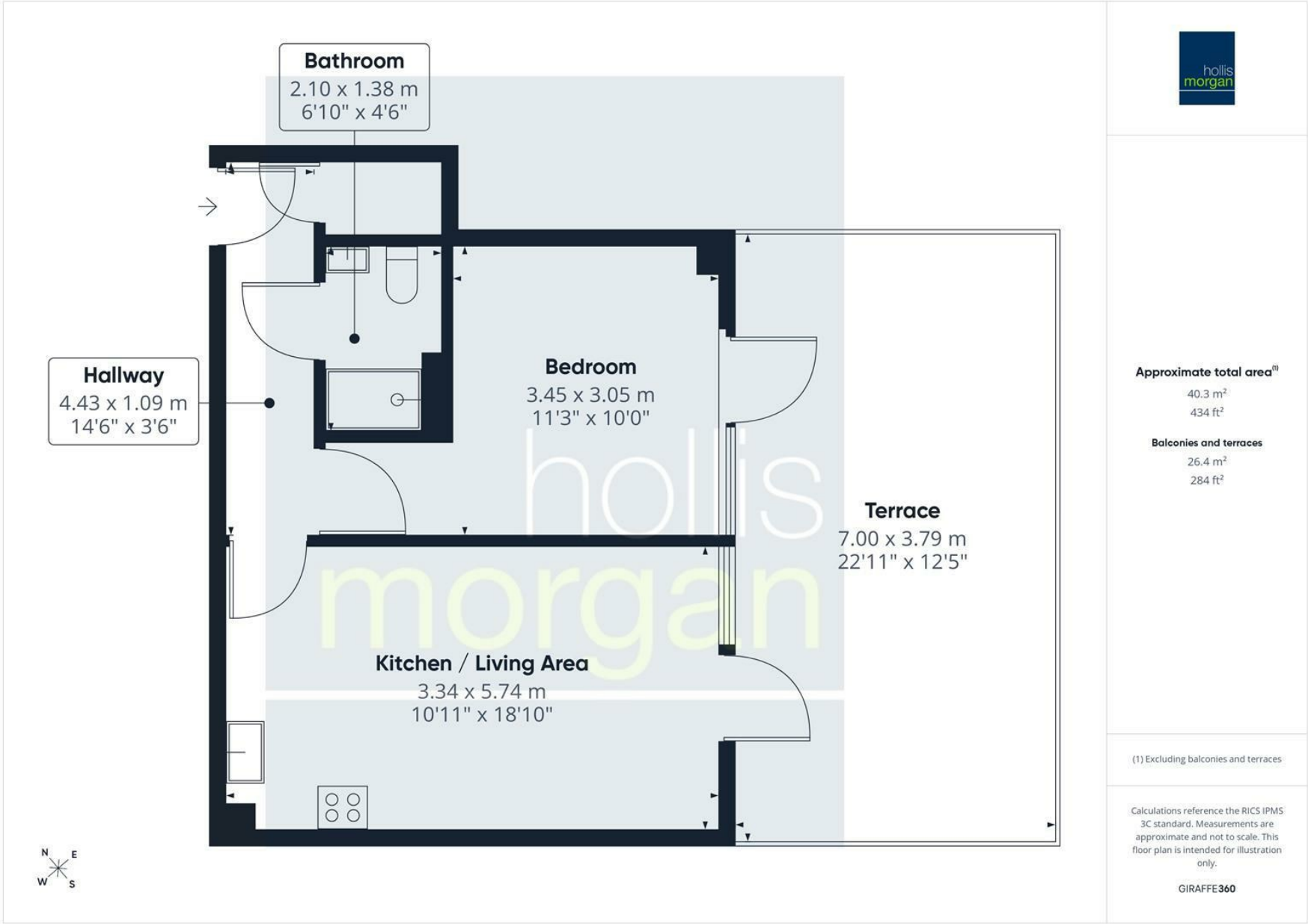

Approximate total area(1)

40.3 m²

434 ft²

Balconies and terraces

26.4 m²

284 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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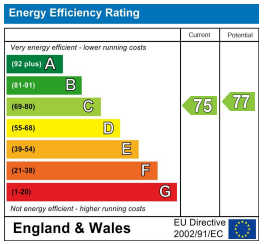

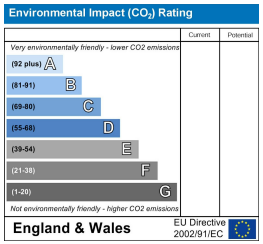

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