estate agents auctioneers

hollis morgan

Flat 11, Brewhouse Georges Square, Redcliffe, Bristol, BS1 6LA

£315,000

Hollis Morgan - A modern apartment within a highly sought after development on the water's edge, just metres away from the vibrant City Centre and Finzels Reach. Allocated Parking & chain free.

- Impressive Converted Warehouse
- Modern Apartment
- Two Double Bedrooms
- Open Plan Living
- En Suite
- Allocated Parking Space
- Fantastic Location - Close to Temple Meads & Waterfront
- Chain Free

The Property
Brewhouse is fine converted development which fronts Bristol Harbourside that oozes character and quality throughout which is showcased instantly in the the cleverly designed and immaculate communal areas.

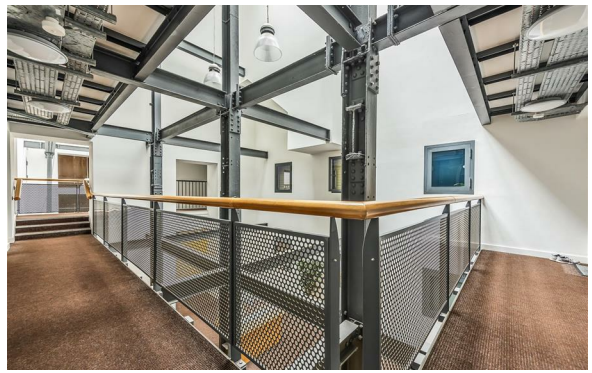
Internally the property has been well looked after and boasts a good amount of space throughout (900+sq ft) and comprises; a large open plan living / dining area with Juliette balcony, a separate kitchen with white gloss wall and base units, solid wood worktops and an electric hob and oven with extractor over.
Both double bedrooms are well sized with the master further benefiting from a modern en-suite shower room. There is an additional family bathroom with a mains fed shower over bath, basin, WC and heated towel rail.

The property also benefits from an allocated parking space with security bollard.

Location
Located on the floating harbour within the lively, scenic quarter of Redcliffe waterfront and a short stroll from the iconic new Fizells Reach Bridge, The Brewhouse is a stone's throw away from Bristol's best shops, cafés, bars, restaurants and nightlife. With Cabot Circus, the city's largest, most exciting retail development housing over 120 new stores within a short walk, and the excellent transport links of the M32, M4 and M5 and Bristol Temple Meads railway station on your doorstep, this vibrant slice of city life is matched only by the relaxed tranquillity of waterfront living.

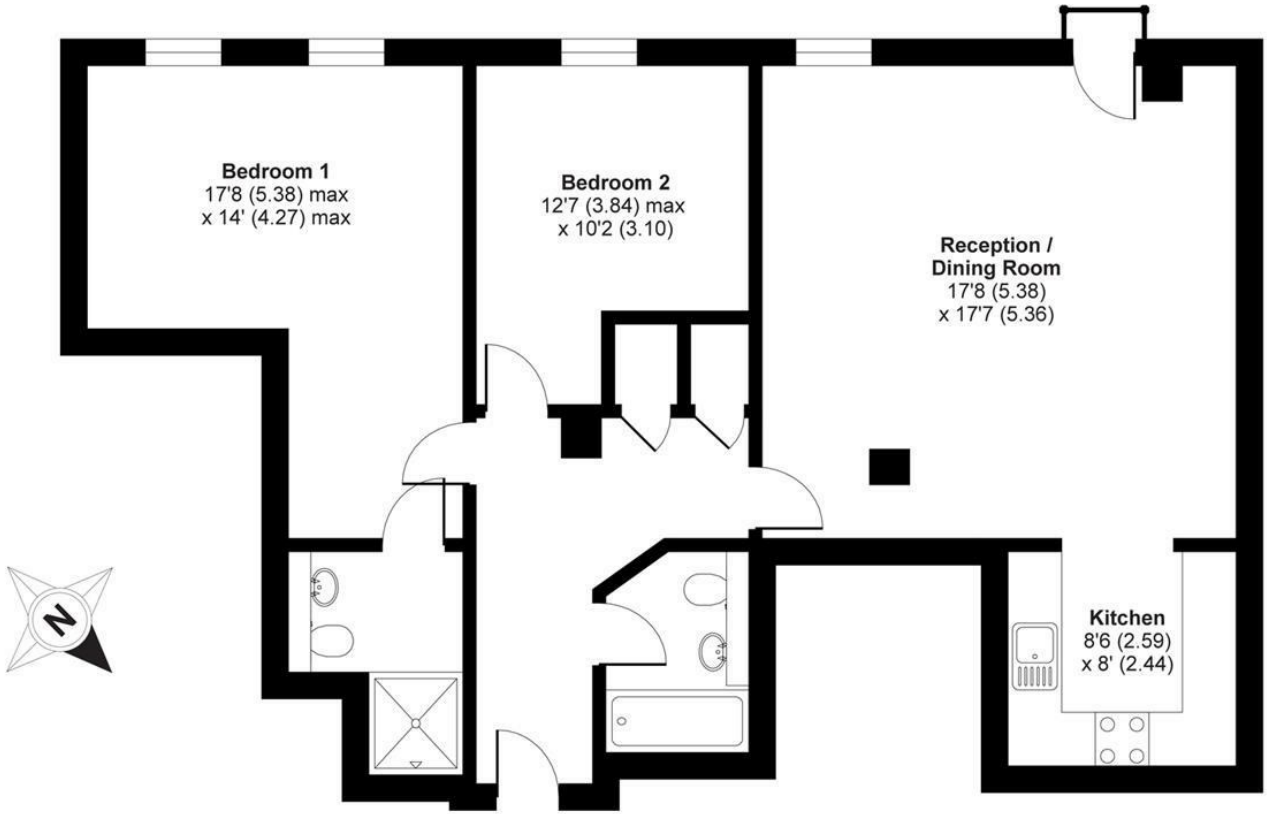
Other Information
Leasehold. Residue of 999 years
Ground Rent: £440 per annum
Management Fee: £2,430 per annum
Council Tax Band: D

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.



Georges Square, Redcliffe, Bristol, BS1

APPROX. GROSS INTERNAL FLOOR AREA 906 SQ FT 84.1 SQ METRES



FIRST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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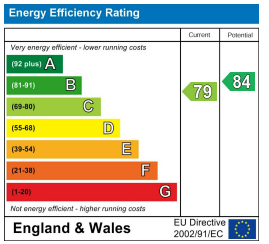

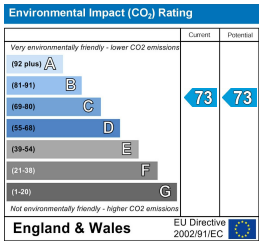

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