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69 Hope Quay, Rope Walk, Bristol, BS1 6ZF

£650,000

An impressive and rare to the market penthouse apartment with LARGE south facing terrace and multiple balconies. No Onward Chain.

- Whapping Wharf Location
- Roof Terrace
- Stunning river views
- Open plan reception room
- Three bedrooms
- Master with ensuite shower room
- Spacious south facing terrace
- Two large balconies
- Underground Parking for two cars
- Secure Cycle Store

The Property
Hope Quay is one of the most sought-after homes within this contemporary Harbourside development. Perfectly positioned in the vibrant Wapping Wharf area, it is especially popular with young professionals, drawn by its waterside setting, excellent independent coffee shops and restaurants, Cargo's retail offering, the M-Shed and easy access to Bristol city centre.
Occupying a top-floor position, the apartment enjoys an elevated outlook with breath-taking views across the river, city rooftops and Bristol's iconic landmarks.

The accommodation is beautifully arranged and flows effortlessly throughout. A generous entrance hallway with fitted storage cupboards leads through to an impressive open-plan reception room, incorporating a sleek, modern kitchen. Finished with high-gloss floor and wall units, the kitchen offers ample storage and is complemented by an elegant worktop. Integrated appliances include an ceramic hob and electric oven, extractor fan, microwave, dishwasher and fridge freezer, while a central island provides additional preparation space or the perfect spot for informal entertaining.

The reception space is enhanced by warm engineered wood flooring and is large enough to accommodate clearly defined dining and living areas. French glass doors open fully onto a substantial terrace, creating a seamless connection between indoor and outdoor living.

Adjacent to the reception room is the third double bedroom. The main bathroom is stylishly appointed with striking tiling and a large mirror, and comprises a basin, low-level WC and a bath with mains-fed shower over. There is also a separate storage cupboard with washer/dryer.

The second bedroom is generously proportioned and benefits from its own balcony accessed via French glass doors. Completing the accommodation is the superb master bedroom suite, featuring a contemporary en-suite shower room with shower, basin and WC, along with access to a large private balcony spanning the width of the room.
Further benefits include two allocated parking spaces within the secure, underground gated car park.

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, 15 minutes walk from temple meads, 25 minute journey from Bristol Airport and easy 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 - 244 Years.
Ground rent: £350 pa
Management Fee: circa £198.75 pcm
Building insurance: circa £123 pcm
Council Tax Band: E

Please Note
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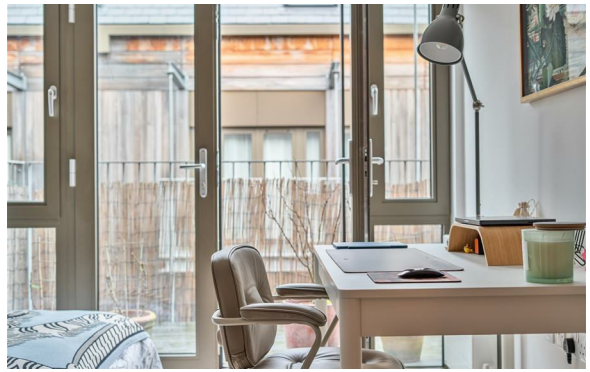
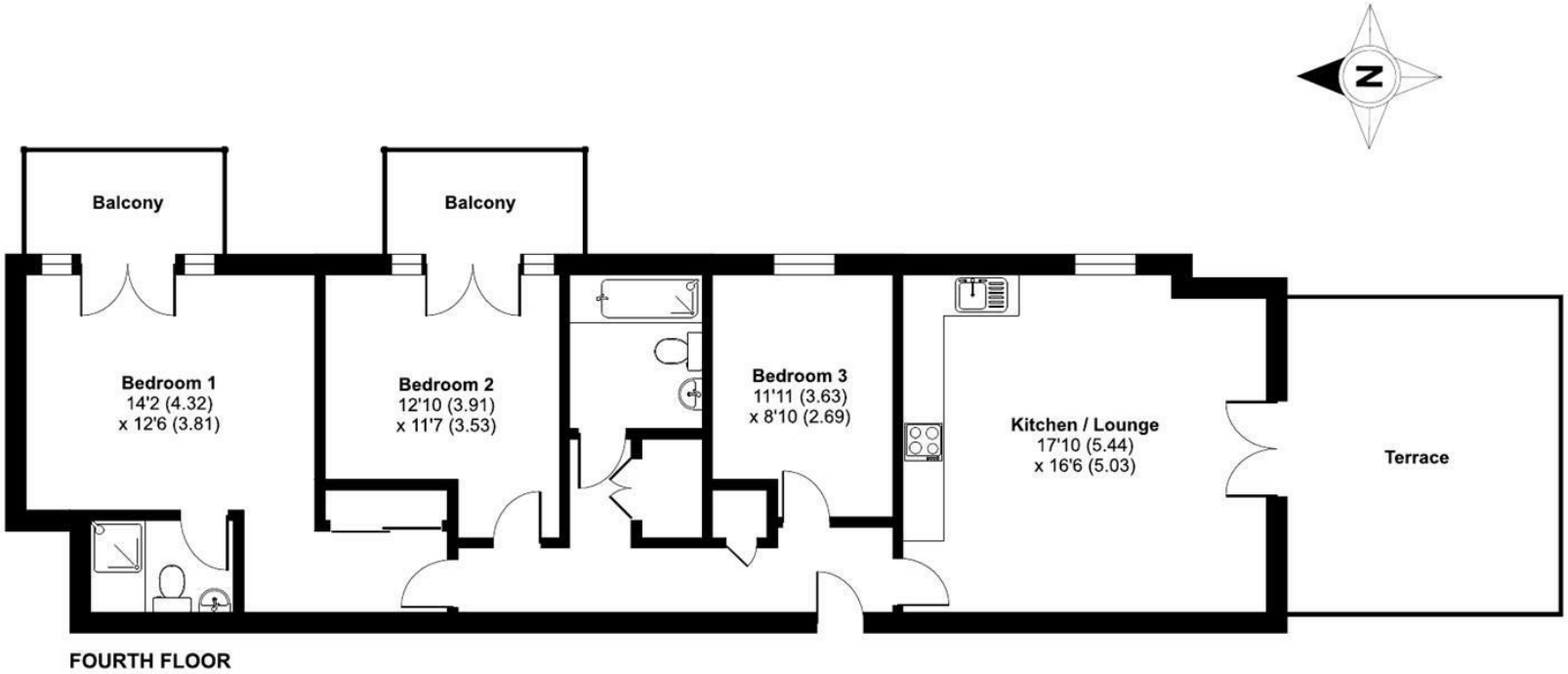


Hope Quay, Rope Walk, Bristol, BS1

Approximate Area = 982 sq ft / 91.2 sq m

For identification only - Not to scale



FOURTH FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Hollis Morgan. REF: 1407344

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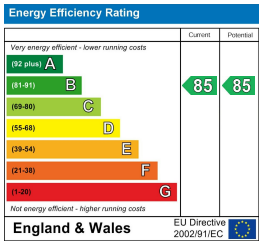

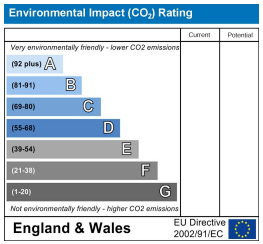

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