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hollis morgan

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

Offers In Excess Of £295,000

Hollis Morgan - Set within one of Bristol's most iconic City Centre developments, this 2 double bedroom apartment is both spacious and luxurious. Available with no onward chain.

- Superb Art Deco Building
- Concierge Service
- Spectacular Foyer
- Two Double Bedrooms
- Underfloor Heating
- Central Location
- Large Open Plan Living Space
- Chain Free

The Property
A fantastic opportunity to acquire a luxurious high end apartment in one of Bristol's most iconic Art Deco building.
Originally built by Giles Gilbert Scott, 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.

The sense of grandeur is instantly apparent on entering the building as you are greeting by a spectacular entrance foyer which leads you through into the bright and modern main atrium.

The flat itself is situated on the 1st floor and has been finished to an incredibly high standard as well as providing 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 surface and boasts a range of integrated Bosch appliances such as; electric hob and oven with chimney hood over, microwave, dishwasher and fridge / freezer as well as offering breakfast bar.
A spacious master bedroom is equipped with a built in wardrobe and the en suite shower room benefits from a large walk in mains fed shower, heated towel rail, w/c and basin.
There is a further double bedroom as well as a family bathroom, fully tiled with mains fed shower over bath, WC and basin.
The flat also benefits from underfloor heating throughout as well as large utility cupboard off the hallway with plumbing for washing machine.

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. 118 Years remaining
Ground Rent: £250 pa.
Management Fee: circa £3,340 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

APPROX. GROSS INTERNAL FLOOR AREA 840 SQ FT 78 SQ METRES

GROUND 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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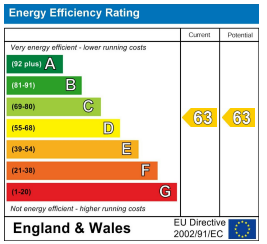

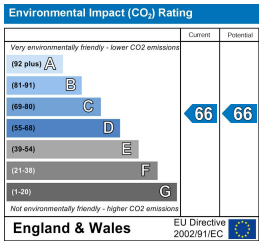

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