

estate agents **auctioneers**



FFF, 10 Cambridge Park, Redland, Bristol, BS6 6XW
£500,000

Hollis Morgan - Located in a quiet cul de sac in Redland, this stunning apartment occupies the first floor of this impressive Victorian building. There are two off street parking spaces and garage.

- Stunning Period Property
- First Floor - 1,100 sq ft
- Three Bedrooms
- Separate Kitchen / Diner
- Pretty Cul De Sac
- Two Off Street Parking Spaces
- Garage
- Chain Free

The Property

This incredibly spacious apartment occupies the first floor of this stunning Georgian mansion house which itself is located toward the end of a beautiful tree lined and very quiet Cul De Sac in Redland.

Accessed via a smart internal communal hallway and staircase, beyond the flats front door is a large hallway.

Situated at the front of the building a spacious and grand reception room with stunning period features such as intricate ceiling details, a feature fireplace, radiator and a large sash window. Adjacent there is an equally spacious kitchen with a range of gloss wall and base units, a freestanding 5 ring gas hob & oven with extractor over, integrated dishwasher, solid oak flooring and another large sash window. Due to the proportions of the room, there is also plenty enough space to dine.

To the rear of the building there are two double bedrooms, both of which are incredibly spacious. The master benefits from a modern en suite shower room, a built in wardrobe as well as a bay window. Bedroom two is another large room which also has a built in wardrobe as well as the added bonus of a dual aspect. A third bedroom come study as well as a well appointed family bathroom complete the accommodation.

Externally, the property is set back from the street and comes with the unusual advantage of two parking spaces as well as a garage.

Location

Redland is amongst the most sought after and coveted locations in the city and remains and incredibly popular family suburb. Offering a mix of suburban convenience with open green spaces such as Durham Downs which is within 300m, excellent amenities on the nearby North View, Whiteladies Road and Park Street provide a wide range of supermarkets, shops, restaurants and pubs.

Westbury Park Primary School & Redland Green secondary school are nearby and both of which have an outstanding OFSTED Rating. and in addition, there is excellent access to the City as well as being conveniently located to Cribbs Causeway and the region's motorway network.

Other Information

Leasehold. Residue of 999 years remaining
Ground Rent: £25 per annum
Management Fee: £100pcm
Council Tax Band: D

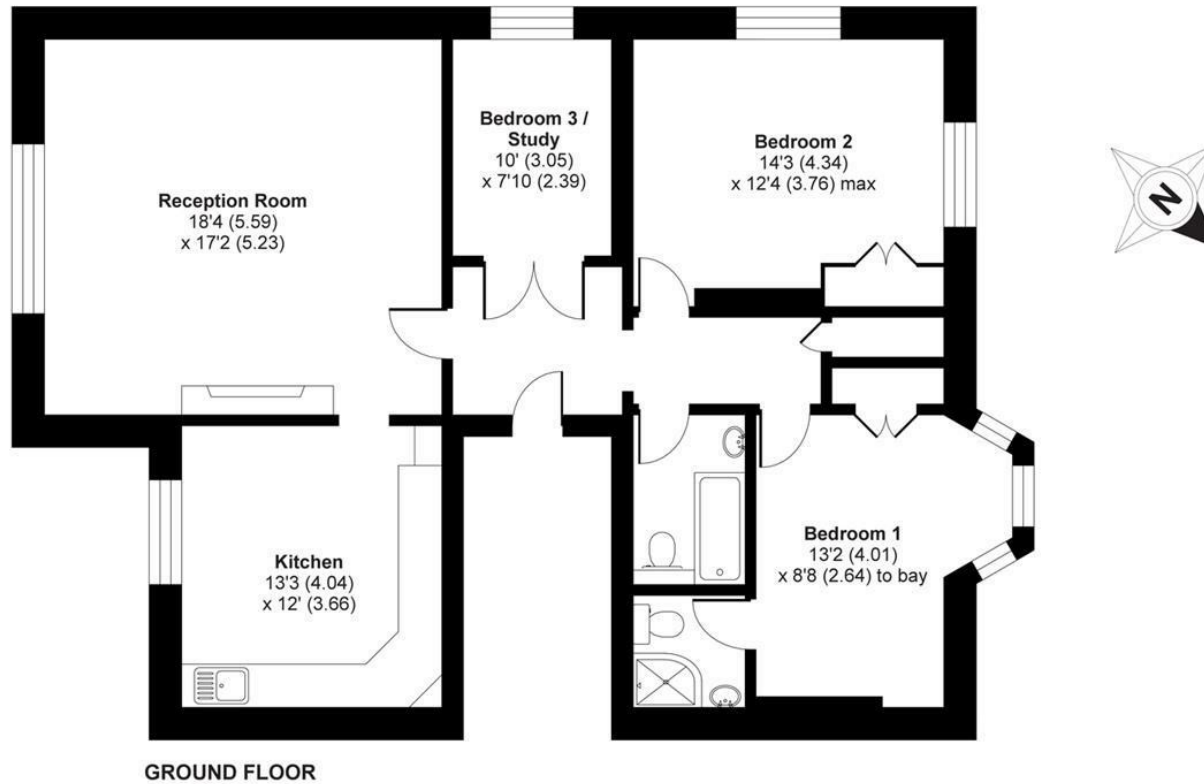
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Cambridge Park, Redland, Bristol, BS6

APPROX. GROSS INTERNAL FLOOR AREA 1092 SQ FT 101.4 SQ METRES



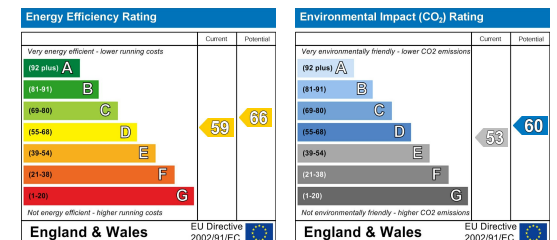
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