

estate agents **auctioneers**

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morgan**



Flat 2, Tempus, 19 Brighton Mews, Clifton, Bristol, BS8 2NW

£300,000

A smart and well presented (476 sq ft) apartment located in a desirable location.

- Lift Access
- High Quality Finish
- Whiteladies Road
- Roof Top Terrace
- 999 Year Lease
- Balcony
- No Onward Chain
- Open Plan
- Prime Location

The Property

Located on the first floor within a modern purpose-built building is this extremely well-presented property benefits from high quality finishes throughout and a practical open plan layout, situated in a very sought after location.

The building also boasts a large rooftop terrace that provides outdoor furniture & lighting, this is also located on the first floor.

With its bright & airy feel, top quality specifications and extremely convenient location we highly recommend viewing this property.

Location

Clifton and the surrounding areas, with its Victorian and Georgian architecture, are amongst the most sought after locations in the City. The area offers charm alongside excellent amenities with independent shops, boutiques, cafes, bars and restaurants to be found on both Whiteladies Road and Clifton Village including Clifton Down shopping Centre. The Downs offers four hundred acres of green public space whilst Brunel's Clifton Suspension Bridge provides a gateway to the Ashton Court Estate with its woodlands, mountain bike trails and walks whilst there is excellent access to the exciting Harbourside district, the City Centre and Temple Meads.

Other Information

Leasehold: Residue of 999 years from December 2017

Apartment Service charge: £440.66 pa

Building Service charge: £1,228.02 pa

Ground rent: £150.00 pa

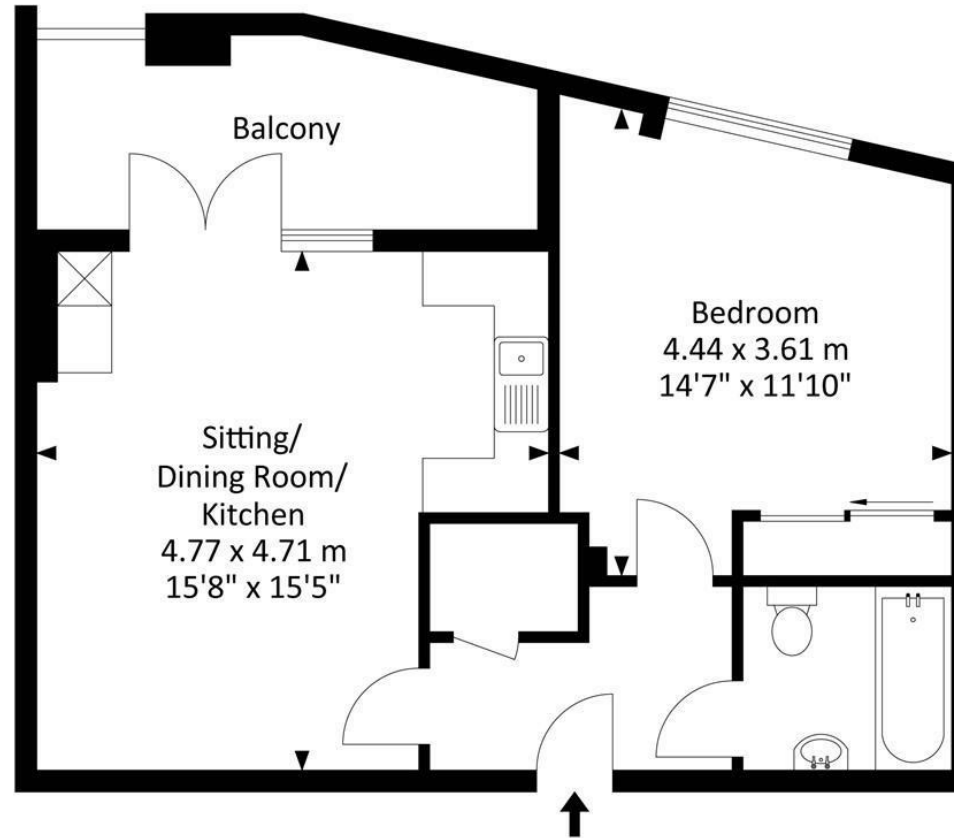
Council tax: C

Please Note

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Tempus, Brighton Mews, Clifton Bristol, BS8 2NA

Approx. Gross Internal Area
472.53 Sq.Ft - 43.90 Sq.M
Balcony
82.12 Sq.Ft - 7.63 Sq.M
Total Area
554.65 Sq.Ft - 51.53 Sq.M



For illustrative purposes only. Not to scale.
Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.



TEL | 0117 933 9522 | 9 Waterloo Street, Clifton, Bristol BS8 4BT

www.hollismorgan.co.uk | post@hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered no 7275716
Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
83	83		

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England & Wales EU Directive 2002/91/EC

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