



MAGGS
& ALLEN

46C BISHOPTHORPE ROAD
HORFIELD, BRISTOL, BS10 5AD
£145,000

A recently-modernised, one bedroom ground-floor flat situated in Horfield. Offered to the market with no onward chain.

Property Details

From Bishopthorpe Road, a private front entrance opens straight into a contemporary, open-plan living/kitchen space with wood effect flooring throughout and a window to the front elevation. The kitchen is well-appointed, and comprises a range of wall and base-mounted units with white gloss fronts and wood-effect work surfaces. Integrated appliances include an electric oven, electric hob with extractor over and a stainless steel sink.

From this space, you will find a large double bedroom with access to a WC and shower room, as well as a side door to the rear access.

Location

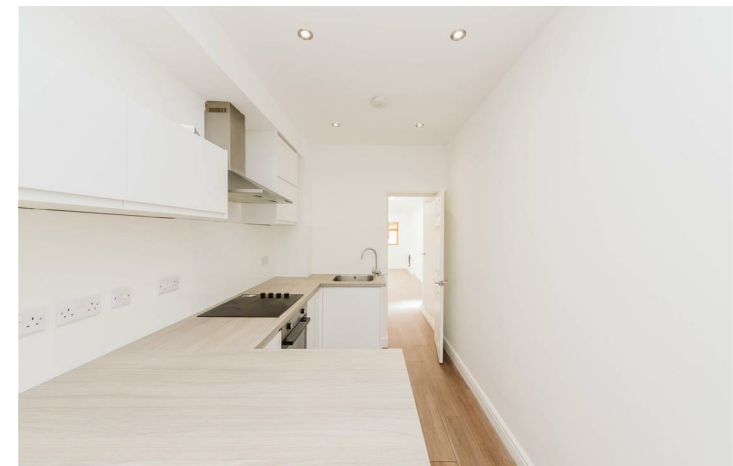
Horfield is situated within close proximity to Gloucester Road with its vast array of independent shops, cafes & restaurants including Burra cafe, Pinkmans' Bakery and FED 313, and Bottles & Books.

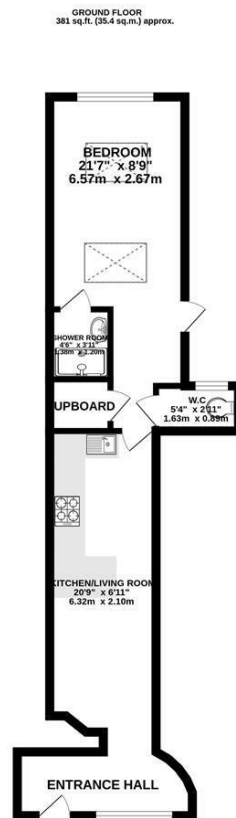
The area features a blend of tree-lined Victorian streets such as Churchways Avenue, and the 1930's properties that are emblematic of the area. The open spaces of Muller Road Recreational Ground and Horfield Common are nearby as well as Horfield Leisure Centre and the Memorial Stadium.

Boasting excellent schools, spacious properties, and abundant green spaces, this suburb in North Bristol has gained popularity among both families and young professionals seeking a location just beyond the Bristol City Centre.

Lease Information

We are advised that there is 117 years remaining on the lease. Annual ground rent is £150 and annual service charge is £1000 which includes building insurance.





TOTAL FLOOR AREA: 381 sq.ft. (35.4 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
 Made with Metropix 1/2025



- One bedroom ground floor flat
- Private entrance and rear access
- Recently modernised, with a contemporary kitchen and bathroom
- Spacious double bedroom
- Separate WC and shower room
- Offered to the market with no onward chain

Guide Price: £145,000

Tenure: Leasehold

Council Tax Band: A

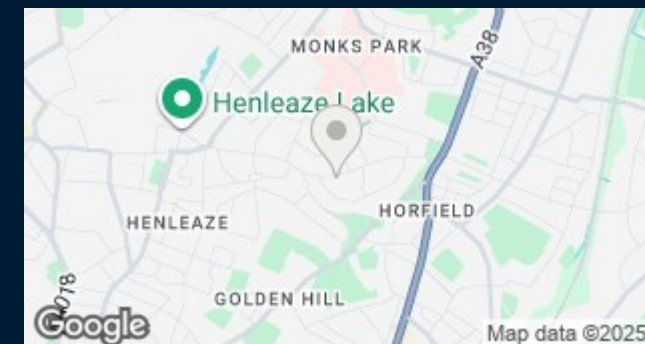
EPC Rating: E

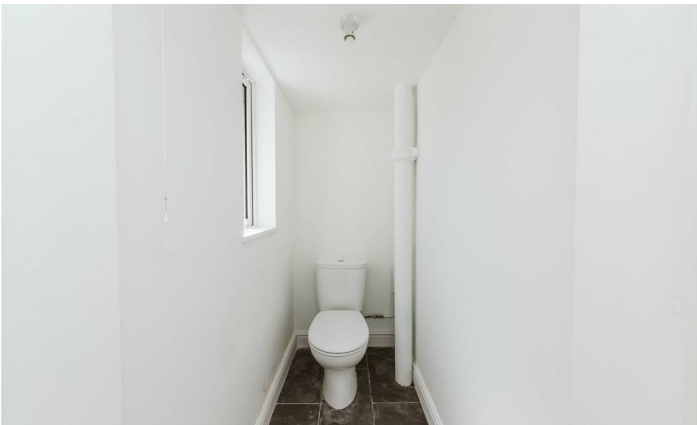
Local Authority: Bristol City Council

Viewing: By appointment only.

Contact Us: 0117 949 9000

Important Notice: This information was provided at the time of instruction and may be incorrect or liable to change. Please contact the office to confirm any details.





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