

2-4 Bay Road Clevedon BS21 7BT

£525,000

marktempler

RESIDENTIAL SALES





**Property Type**  
Apartment



**How Big**  
1121.00 sq ft



**Bedrooms**  
3



**Reception Rooms**  
1



**Bathrooms**  
2



**Warmth**  
Electric



**Parking**  
Allocated



**Outside**  
Communal



**EPC Rating**  
C



**Council Tax Band**



**Construction**  
Standard



**Tenure**  
Leasehold - Share of Freehold

Open Day Saturday 28th March – By Appointment Only.

Apartment 11, Bay Court is a stunning brand-new three-bedroom residence within the highly anticipated Bay Court development. Set in an elevated position along Clevedon's picturesque coastline, this contemporary apartment combines modern luxury with the timeless charm of its elegant surroundings.

Designed with space and light in mind, Apartment 11 boasts generous room proportions, high-quality finishes, and thoughtful design throughout. The bespoke kitchen features integrated appliances and sleek, soft-close cabinetry, while the stylish bathrooms offer a refined, contemporary feel. Large double-glazed windows flood the interiors with natural light, enhancing the airy ambiance.

Residents of Bay Court benefit from beautifully landscaped communal gardens, allocated parking, and visitor spaces, with lift access to all floors for added convenience.

Positioned in sought-after Upper Clevedon, Bay Court offers a peaceful setting just a short walk from boutique shops, cafés, and the seafront. Nearby Ladye Bay, a secluded pebble beach, provides a tranquil retreat, while Clevedon's renowned attractions, including Marine Lake and the Grade I listed Pier, are all within easy reach. With excellent transport links to Bristol and beyond, this exceptional development is ideal for those seeking stylish coastal living with modern convenience.

For more details, including pricing and availability, please contact us.



Apartment 11, Bay Court – a contemporary coastal retreat in the heart of one of Clevedon’s most sought-after locations



#### HOW TO BUY THIS PROPERTY

To proceed with a purchase, we require the following:

**Proof of Identification** - Full name, date of birth, and residential addresses for the past three years (for a free electronic ID check).

**Proof of Funding** - For a mortgage: an up-to-date agreement in principle and a savings statement for the balance. For cash: an official statement showing the required funds.

**Proof of Chain** - If selling through another agent, provide their details and linked transactions.

These requirements are largely legal obligations. We may share this information with the vendor and relevant parties to help present your offer positively and ensure a speedy response.

We also work with trusted professionals to enhance your moving process. If you choose to use their services, we may receive referral fees: **Star Legal**: £225 + VAT **M C Hullah and Co**: £225 + VAT **Head Projects (Surveyors)**: 12.5% of net commission **The Mortgage Centre**: 20% of net commission. All referral fees are included in any quotes provided, and there's no obligation to use these services.



## Material Information

### UTILITIES

Mains electric, water and drainage.

### BROADBAND AND MOBILE COVERAGE\*

Ultrafast broadband available with highest available download speed 1800 Mbps and highest available upload speed 220 Mbps.

Mobile coverage is good outdoor. Subject to your network.

This information has either been sourced via the sellers of the property or checker.ofcom.org.uk and is accurate to the best of knowledge.

\*Using Flat 13, 2-6 Bay Road, Clevedon BS21 7BT as point of reference.

### LEASE INFORMATION

Lease length: 999 years.

Estimated service charge: £142 pcm\*.

Ground rent: N/A

Pets are allowed with consent from the management company.

Letting allowed but NO Holiday lets/Air BNB

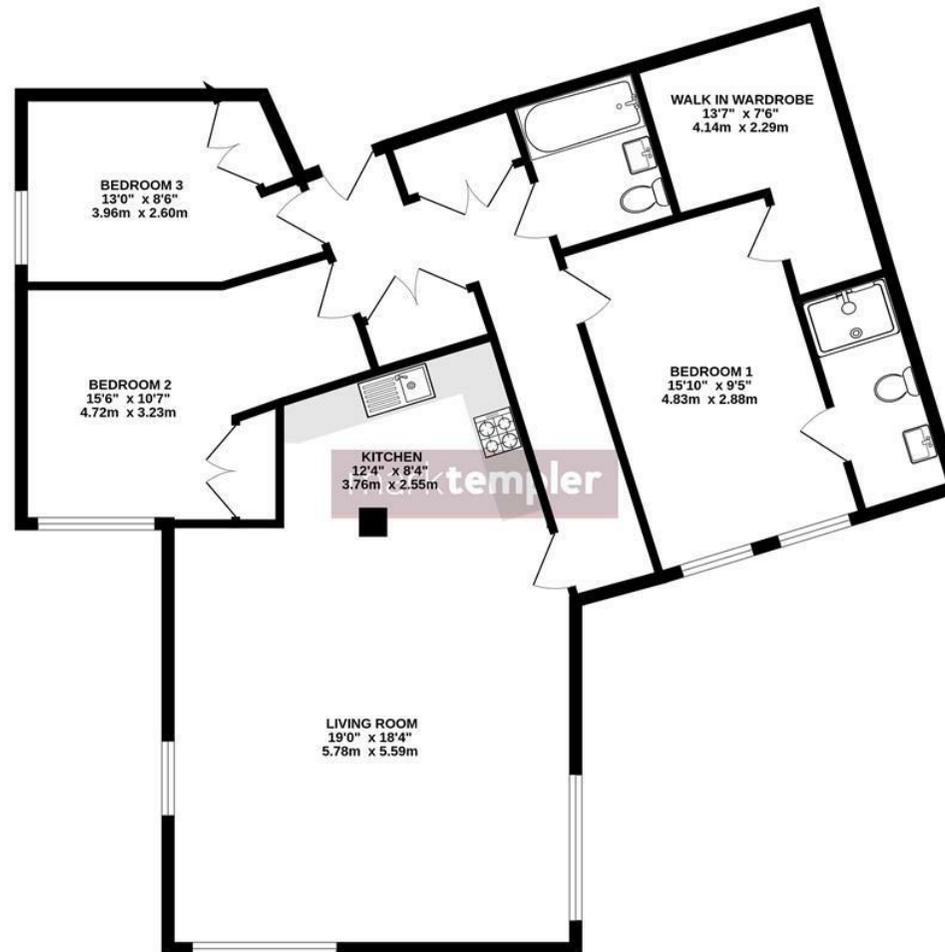
\*Charges are estimated and may be adjusted.



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FIRST FLOOR  
1121 sq.ft. (104.1 sq.m.) approx.



TOTAL FLOOR AREA: 1121 sq.ft. (104.1 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.  
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