



£1,300 PCM Elton Road | Bishopston | Bristol | BS7 8DD

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Kendall Harper

Nestled on the charming Elton Road in the sought-after area of Bishopston, Bristol, this superb one-bedroom Victorian conversion flat offers a delightful blend of character and modern living. The property is ideally located near the vibrant amenities of Gloucester Road, making it a perfect choice for those who appreciate convenience and community.

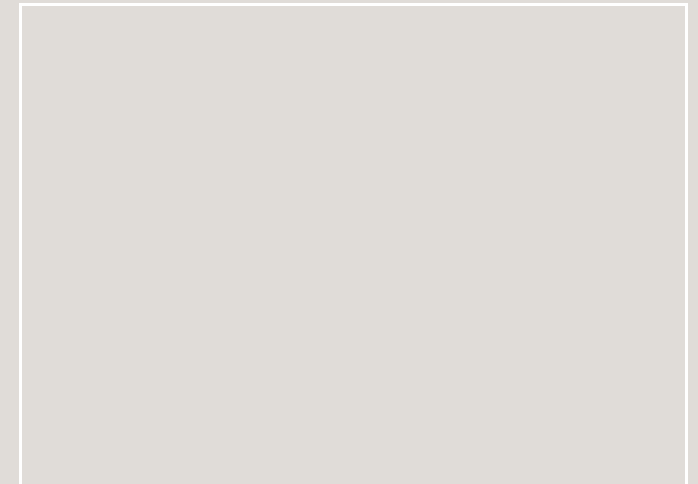
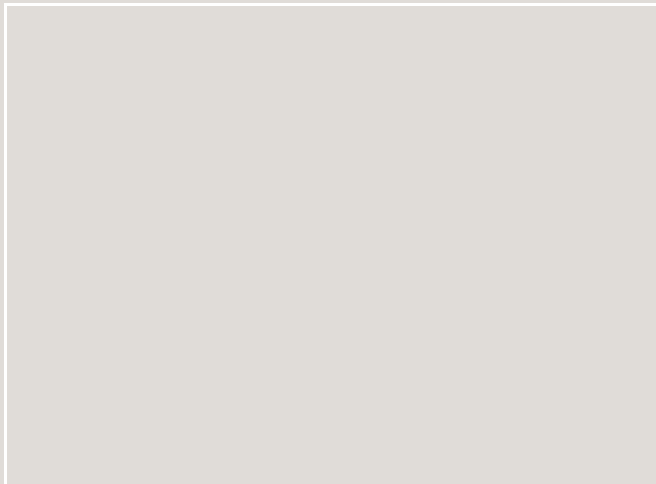
Upon entering, you are welcomed by a bright and airy entrance hall that leads to a spacious lounge/diner, featuring a large bay window that floods the room with natural light. This inviting space is perfect for relaxation or entertaining guests. The generously sized double bedroom boasts a lovely Juliet balcony, providing a serene spot to enjoy the fresh air.

The flat also includes a modern fitted kitchen equipped with integrated appliances, ensuring that cooking is both enjoyable and efficient. The recently fitted bathroom adds to the overall appeal, combining style with functionality.

This property is ideal for a single occupant or a professional couple seeking a comfortable and stylish home. It is offered unfurnished or part furnished, allowing you the flexibility to personalise your living space to your taste.

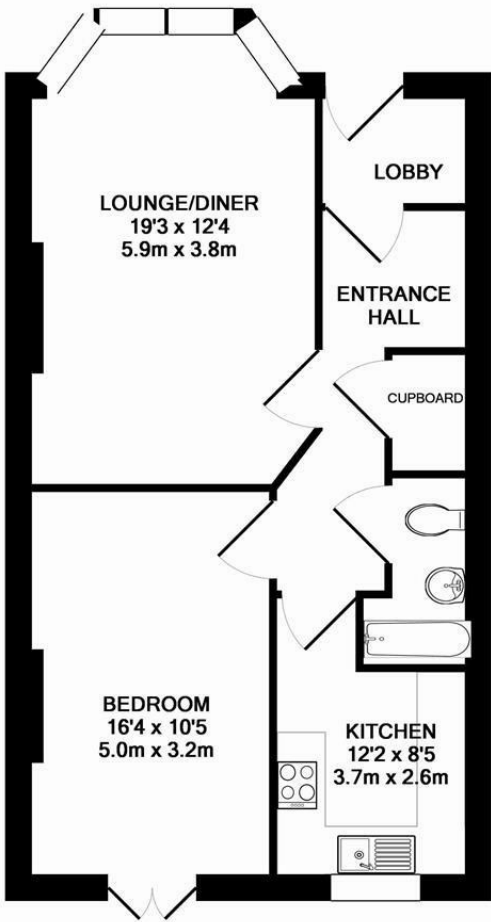
Available from early October 2026, this exceptional flat is not to be missed. Embrace the opportunity to reside in this delightful home in one of Bristol's most desirable neighbourhoods.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		80
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



TOTAL APPROX. FLOOR AREA 630 SQ.FT. (58.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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