



£1,100 PCM Sommerville Road | Bishopston | Bristol | BS7 9AA

[www.kendallharper.com](http://www.kendallharper.com) | [lettings@kendallharper.com](mailto:lettings@kendallharper.com)

Kendall Harper

## Sommerville Road | Bishopston | Bristol | BS7 9AA

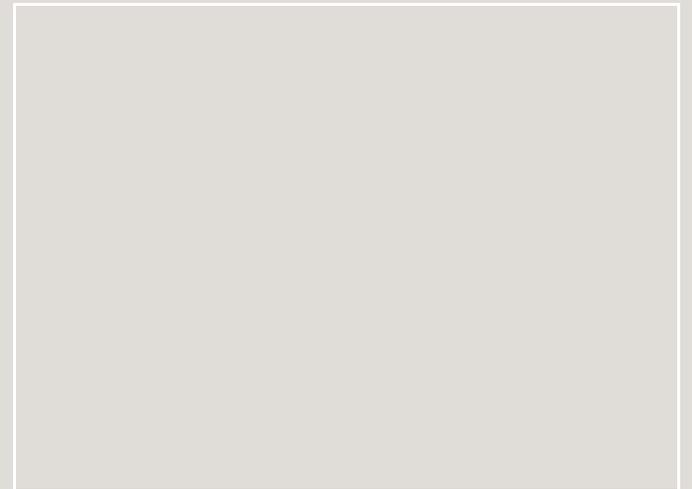
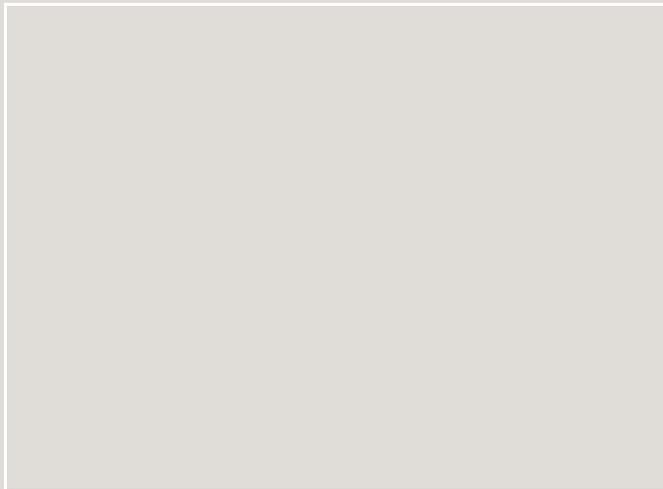
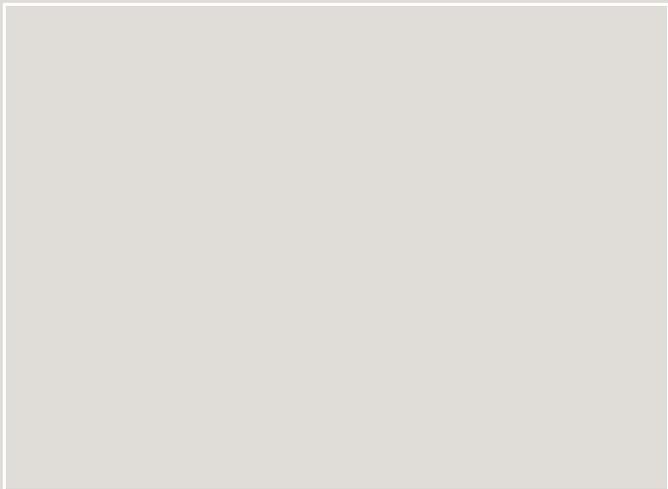
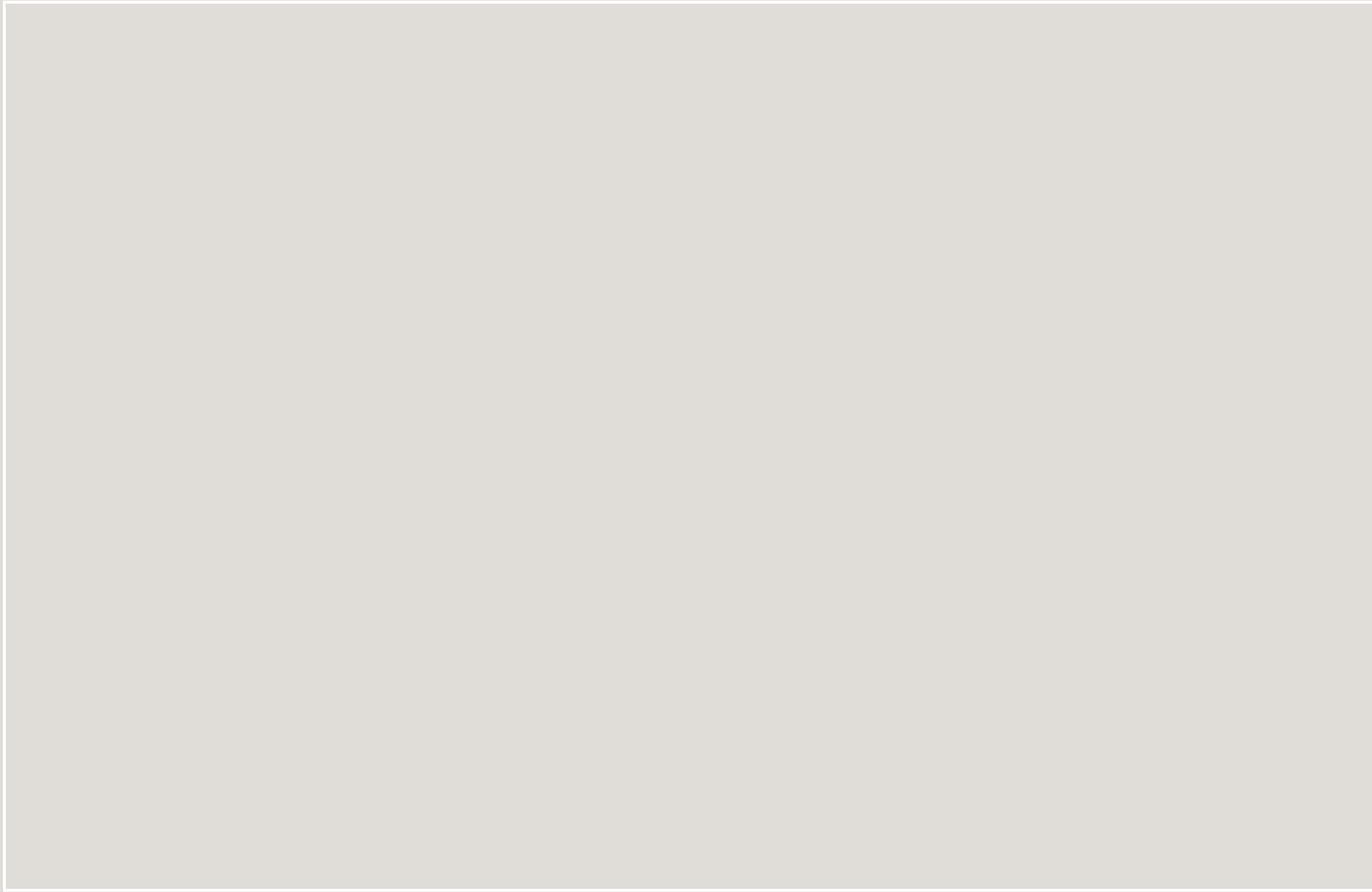
Nestled on Sommerville Road in the vibrant area of Bishopston, Bristol, this well-presented studio flat is an ideal choice for a single student seeking a comfortable living space. The property boasts a prime location, just a short stroll from the bustling Gloucester Road and the serene St Andrews Park, making it perfect for those who appreciate both convenience and leisure.

The studio flat is offered fully furnished, ensuring a hassle-free move-in experience. Inside, you will find a spacious studio room that features a large bay window, allowing natural light to flood the space, creating a warm and inviting atmosphere. The fitted wardrobe provides ample storage, making it easy to keep your belongings organised.

The modern fitted kitchen is equipped with essential appliances, making meal preparation a breeze. Additionally, the bathroom is fitted with a contemporary white suite, offering a clean and stylish space for your daily routines.

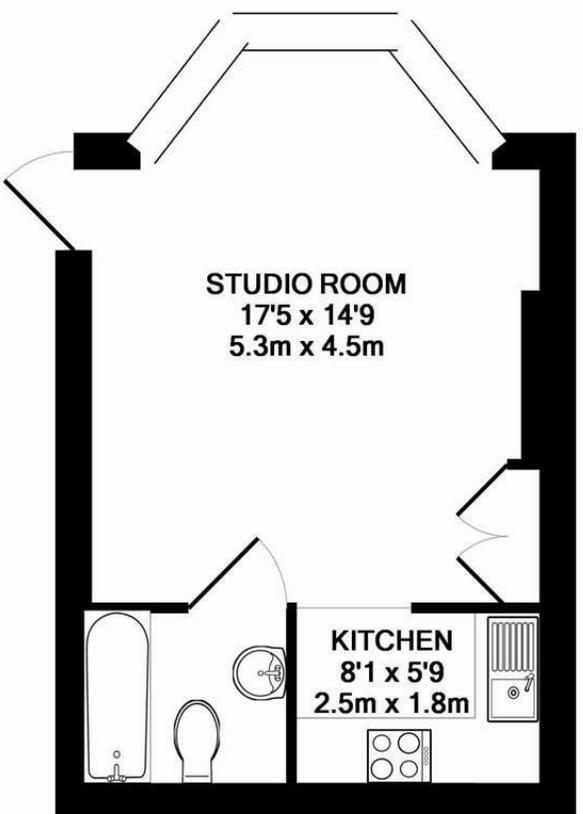
This property will be available from 10th July 2026, and we highly recommend scheduling a viewing to fully appreciate what it has to offer. With a council tax band of A and a deposit of £1269, this studio flat is an excellent opportunity for those looking to secure a comfortable home in a sought-after area. Whether you are in your first year or final year of study, this property is sure to meet your needs. Don't miss out on this fantastic opportunity!





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>74</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>48</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	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.



**STUDIO ROOM**  
17'5 x 14'9  
5.3m x 4.5m

**KITCHEN**  
8'1 x 5'9  
2.5m x 1.8m

**TOTAL APPROX. FLOOR AREA 311 SQ.FT. (28.9 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  
Made with Metropix ©2016