





Property Description

This modern one bedroom apartment offers bright, low maintenance living on Whitchurch Lane. Positioned on an upper floor, the property has been thoughtfully designed to maximise space and natural light, making it an ideal home for first time buyers, downsizers or anyone seeking a contemporary base in a convenient location.

The open plan kitchen and living area forms the heart of the home, a welcoming and social space that is great for hosting family and friends. Large windows keep the room bright throughout the day, while the kitchen is fitted with modern units and a full range of integrated appliances including an oven, hob, extractor, fridge freezer and washing machine. The layout provides comfortable space for relaxing, dining and working from home.

The bedroom is well proportioned and naturally bright, finished in a calm and modern style.

The bathroom continues the contemporary theme with a sleek white suite, shower over bath and stylish tiling. A good sized storage cupboard in the hallway adds valuable practicality, ideal for coats, cleaning items or everyday essentials.

The location is another strong feature, with local shops, supermarkets and green spaces all within easy reach. Excellent transport routes make commuting into Bristol straightforward, with nearby bus links and road connections providing quick access to the city centre and surrounding areas.

A smart and modern apartment that is ready to move into and enjoy.

Entrance Hall

A bright and tidy entrance space connecting all rooms, finished in a clean, modern style with neutral decor.

Kitchen/Living Room

21' x 9' 10" (6.40m x 3.00m)

A spacious open-plan room with large windows that fill the space with natural light. The kitchen area features modern cabinetry, integrated appliances, a tiled splashback and a breakfast var, while the living area offers ample room for seating, dining and a home-working setup. A versatile, comfortable space perfect for hosting family and friends, as well as every day life.

Bedroom

9' 7" x 9' (2.92m x 2.74m)

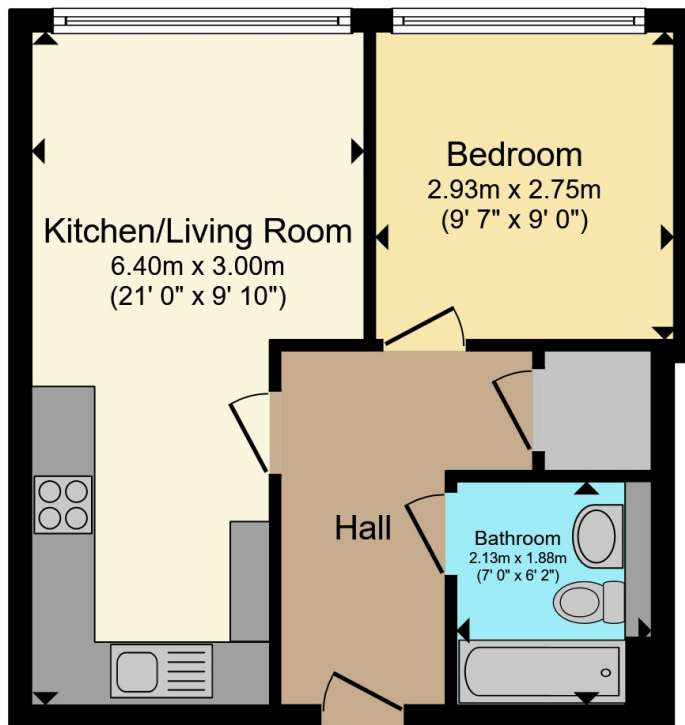
A well-presented double bedroom with a calm, contemporary feel. Large windows provide excellent light, and the room offers space for storage and everyday comfort.

Bathroom

A stylish modern bathroom with a white suite, shower-over bath, glass screen, contemporary tiling and practical storage. Finished with a clean, neutral aesthetic.

Allocated Parking





Total floor area 38.3 m² (412 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells



To view this property please contact Connells on

T 0117 966 4278

E southville@connells.co.uk

243 North Street Southville
BRISTOL BS3 1JN

EPC Rating: C

Council Tax
Band: A

Service Charge:
1100.00

Ground Rent:
Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/BMR312533

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: BMR312533 - 0008