



Connells

Hedgers Close
Ashton Bristol

Hedgers Close Ashton Bristol BS3 2SX

for sale offers in excess of
£225,000



Property Description

Set within a sought-after BS3 location, this modern top-floor apartment offers a bright, well-kept interior that is ready to be moved into. The property has been maintained with a clean, contemporary aesthetic throughout, featuring soft grey tones, modern lighting and double glazed windows that provide excellent natural light. Each room feels fresh and inviting, with a layout that flows comfortably from the hallway into the living areas and bedrooms.

The living room enjoys a calm, modern finish with neutral décor and rear-aspect windows that offer open views and brighten the space. The kitchen continues the contemporary theme, fitted with white cabinetry, dark worktops and patterned flooring, with a rear-aspect window above the sink. Both bedrooms are well-proportioned and presented in a clean, neutral palette, with the main bedroom benefiting from built-in wardrobes. A neatly finished bathroom completes the home, offering modern tiling and a practical layout.

Please note that an AML fee is chargeable to the buyer once an offer has been accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed the fee can not be refunded, even if the property purchase does not go ahead.

Living Room

14' 4" x 10' 4" (4.37m x 3.15m)

A bright, modern living space finished in neutral tones. The double glazed rear-aspect windows bring in excellent natural light and offer fantastic open views. The simple décor and clean presentation make the space easy to furnish to personal taste.

Kitchen

13' 2" x 8' 2" (4.01m x 2.49m)

A stylish kitchen featuring patterned flooring,

white cabinetry and dark worktops. The layout provides good storage and workspace, with a double glazed rear-aspect window above the sink keeping the room bright. The overall finish is modern and well-maintained.

Bedroom One

11' 11" x 9' 11" (3.63m x 3.02m)

A well-proportioned main bedroom presented in a clean, neutral palette. Built-in mirrored wardrobes offer practical storage, and the double glazed front-aspect windows provide natural light while maintaining privacy. The room's modern finish creates a calm and comfortable atmosphere.

Bedroom Two

10' 6" x 8' 4" (3.20m x 2.54m)

A neatly presented second bedroom with soft grey décor and a practical layout. The double glazed front-aspect window keeps the room bright, and the neutral finish makes it suitable as a guest room, home office or child's bedroom.

Bathroom

A modern bathroom with patterned flooring, a clean white suite and a glass-screened shower over the bath. The room is well-arranged and finished in a fresh, contemporary style.





Total floor area 56.1 m² (604 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



To view this property please contact Connells on

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243 North Street Southville
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EPC Rating: C Council Tax
Band: B

Service Charge:
1108.88

Ground Rent:
59.00

Tenure: Leasehold

view this property online connells.co.uk/Property/BMR312419

This is a Leasehold property with details as follows; Term of Lease 155 years from 01 Jan 2004. Should you require 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.

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Property Ref: BMR312419 - 0008