



Crates Close, Kingswood, Bristol, BS15 4AF

Modern Spacious Apartment | Two Double Bedrooms | Lovely Views Across Bristol | Modern Large Separate Kitchen

Modern Fitted Bathroom Suite | Laminate Flooring Throughout | Plenty Of Parking On Site | Ideal For First Time Buyers

Offers In Excess Of: £160,000

HUNTERS[®]
HERE TO GET *you* THERE

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****LARGE APARTMENT NEAR BRISTOL/BATH RING ROAD!**** Top Floor Modern Flat - briefly comprising two double bedrooms, huge lounge/diner with large window, modern recently fitted kitchen/breakfast room and bathroom. Complimented by off street parking and a convenient location near the local high street and bus stops! Tenants are happy to stay if required making this an ideal investment for landlords. Call to arrange a visit.

COMMUNAL FRONT DOOR

Communal entrance hall with stairs to second floor.

APARTMENT FRONT DOOR TO...

ENTRANCE HALL

Electric storage heater, doors to all rooms.

LOUNGE

5.05m (16' 7") x 3.66m (12' 0")

Double glazed window to front with Juliette balcony, dado rail, TV pt, two storage heaters, power points.



FITTED KITCHEN/BREAKFAST ROOM

4.93m (16' 2") x 2.51m (8' 3")

Newly installed fitted kitchen with base and wall units, tiled splash backs, four ring electric hob with built in oven under and stainless steel extractor hood above the hob, one and a half bowl sink unit, integrated washing machine, space for fridge freezer, two double glazed windows to rear with lovely views.



BEDROOM 1

3.81m (12' 6") x 2.9m (9' 6")

Double glazed window, storage heater, power points.



BEDROOM 2

3.89m (12' 9") x 2.51m (8' 3")

Double glazed window, storage heater, power points.



FITTED BATHROOM SUITE

Newly fitted three piece suite with electric shower unit above bath, tiled splash backs, light/shaver socket point, extractor fan.



COMMUNAL GROUNDS

PARKING

There are plenty of parking spaces available on site at this development.



THINKING OF SELLING?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

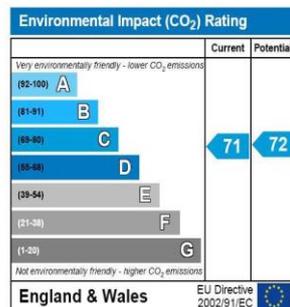
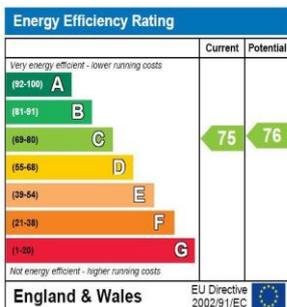
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DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

ENERGY PERFORMANCE RATING



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

OPENING HOURS

Monday - Friday: 9.30am - 5.30pm
Saturday: 9.30am - 4pm
Sunday: Closed