

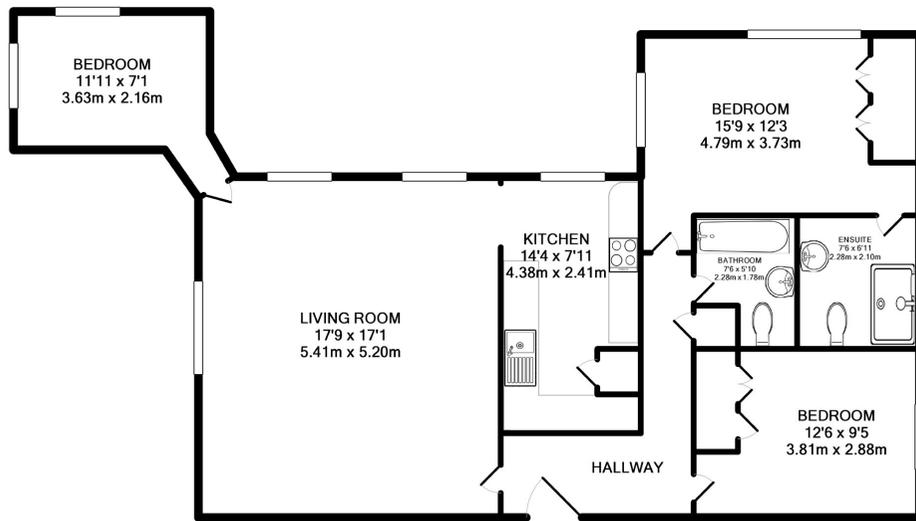


**Royal Victoria Park - £495,000**

3 bed apartment

8 Repton Hall, BS10 6TE





TOTAL APPROX. FLOOR AREA 993 SQ.FT. (92.3 SQ.M.)  
 Floorplans not drawn to scale and are for illustrative purposes only  
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An impressive & grand first floor apartment located within the main converted building of this grand estate. Built in 1802 Repton Hall has an absorbing history, originally used as an administration building for Brentley Hospital and believed to be designed by Humphry Repton a notable landscape designer, it now houses luxurious apartments and forms part of the Brentley conservation area.

The electric private gates lead to a winding path through the tree lined grounds eventually leading to the first glimpse of the stunning Grade 2 listed Repton Hall. The apartment is accessed from the original main door, intern leading to a grand hallway brimming with features and a sense of opulent grandeur. The impressively imposing stair case provides access to the landing and the front door to the apartment.

The accommodation is all well proportioned and consists of sizeable living/dining room , a slightly separated off kitchen, three bedrooms with the third accessed from the living room and has dual aspect windows with breath taking views and ideal artist studio or home office. There is residents parking, bike storage and immaculate and vast private gardens.

Material Information - Grade 2 listed building - EPC D - Council Tax band D - Leasehold, 999 year lease minus term spent, service charge £103.00pcm for Repton Hall and £115.00pcm for the estate so £218pcm including contribution to sinking fund,



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