



34b Coldharbour Road, BS6 7NA

Redland



A well proportioned two double bedroom garden flat with off street parking and a detached workshop/home office. The shops of Coldharbour Road are conveniently on the doorstep and Whiteladies Road and Durdham Downs are just a short walk away.

The private garden faces south and is a great space to enjoy, relax and entertain. From here, access to the detached outbuilding is achieved which can be used simply for storage or as a workshop or home office.

Internally, the accommodation flows well. A large open living area is nicely divided in to living, dining and kitchen space. Both bedrooms are doubles with the larger of the two having direct access to the garden.

Due to there being a commercial element to the building, the property is only suitable for buyers who do not require a mortgage.

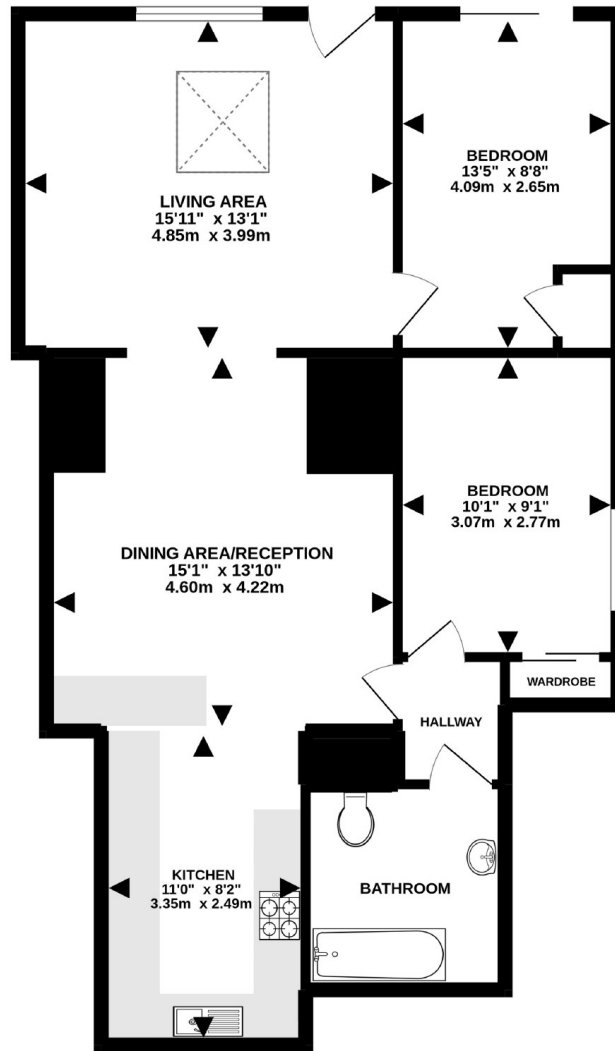
Material Information (provided by the owner) - Leasehold (103 years remaining) Ground rent: N/A. Service charge: N/A. Council Tax Band: C.

- Two bedroom garden flat in the catchment of Redland Green school
- Off street parking
- Detached workshop/home office
- Excellent living space
- Energy rating - TBC
- Circa 753 sqft
- No chain



Accommodation

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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 ©2022



Redland - Offers over £300,000

2 Bed Garden flat

References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.



Clifton Branch
187 Whiteladies Road, Clifton, Bristol, BS8 2RY
Call: 0117 9466007
Mail: cliftonsales@oceanhome.co.uk
Search: www.oceanhome.co.uk