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Dangerfield Avenue

BISHOPSWORTH



Fantastic Ground floor maisonette that has been completely refurbished by the current owner and offers further potential in the garden.

Comments by Mr Elliott Hooper-Nash



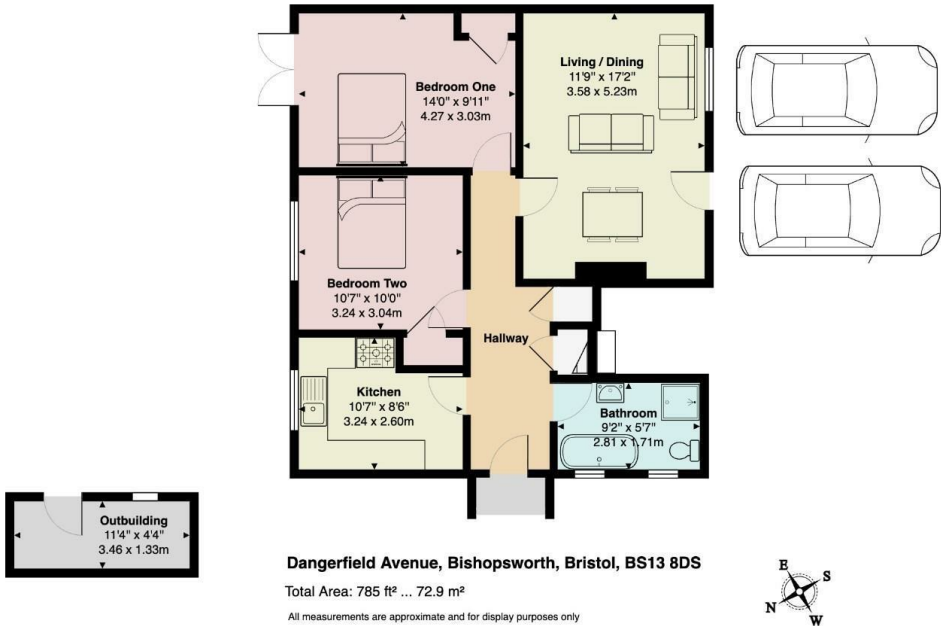
Property Specialist
Mr Elliott Hooper-Nash
Director

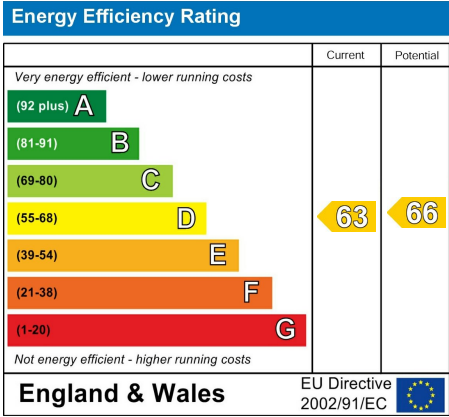
Elliott@jeffreygross.co.uk



We have loved living here after a full renovation but is now time for us to move on to the next project. We hope the next owners enjoy it as much as we have.

Comments by the Homeowner





Dangerfield Avenue

Bishopsworth, Bristol, BS13 8DS

Offers Over

£225,000



2 Bedroom(s)



1 Bathroom(s)



699.00 sq ft



Contact our
Property Outlet Branch

0117 935 4565

LARGE PRIVATE GARDEN! Nestled on the charming Dangerfield Avenue in Bishopsworth, Bristol, this delightful two-bedroom maisonette offers a perfect blend of modern living and outdoor space. Spanning an impressive 699 square feet, this property has been fully refurbished by the current owners, ensuring a fresh and contemporary feel throughout.

Upon entering, you are welcomed into a spacious reception room, ideal for both relaxation and entertaining. The well-appointed kitchen provides a functional space for culinary pursuits, while the two comfortable bedrooms offer a peaceful retreat at the end of the day. The maisonette also features a stylish bathroom, designed with modern fixtures for your convenience.

One of the standout features of this property is the large private garden, perfect for enjoying sunny afternoons or hosting gatherings with family and friends. Additionally, the pet-friendly lease allows for furry companions, making it an ideal home for pet owners.

Parking is a breeze with space for two vehicles off road, ensuring you will never have to worry about finding a spot. With a rental potential of £1,400 per calendar month and a commendable yield of 7%, this property presents an excellent investment opportunity for those looking to enter the rental market.

Built in the late 1950s, this maisonette combines the charm of its era with modern amenities, making it a wonderful choice for first-time buyers, small families, downsizers or investors alike. Don't miss the chance to make this lovely property your new home in the heart of Bishopsworth.



Entrance Hallway 5'1" x 19'0" (1.56 x 5.8)

Council Tax Band

Band - A

Kitchen 10'7" x 8'6" (3.24 x 2.60)

Lease Details

We are informed that there were 125 years remaining from 17/09/1990. There are approx. 90 years remaining.

Bathroom 9'2" x 5'7" (2.81 x 1.71)

School Catchment

St Peter's Church of England Primary School
Bedminster Down School Secondary School

Lounge/Diner 17'1" x 11'8" (5.23 x 3.58)

Bedroom One 14'0" x 9'11" (4.27 x 3.03)

Additional Information

OUR CLIENTS HAVE HAD AN OFFER ACCEPTED ON A EMPTY PROPERTY, SUBJECT TO SELLING, WHICH MEANS A SHORT CHAIN.
Rental Potential of £1,400pcm / 7% yield return
New Boiler 2022
New Paved Driveway. 2022
New Full Bathroom Refit 2022
New Fitted Kitchen 2022
New passage ceilings with Downlighting 2023
Complete Private Garden Redesign 2023
New Easy Access to Driveway
Composite Design Door Fitted 2024
New Bifold Driveway Gate Fitted 2024

Driveway Parking

Impressive gated driveway and option to add electric charging point.

Tenure

We were informed by our client that this property is Leasehold, this is to be confirmed by your legal advisor.

Shed / Outbuilding 11'3" x 4'4" (3.45 x 1.33)

Charges

Ground Rent - £10 Per Year
Service Charge - £400 Per Year

C A R D I F F

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