



27 Canynge Square, Bristol, BS8 3LB

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A stunning hall floor apartment set within this beautiful grade II listed townhouse in Canynge Square, one of Clifton's most sought after residential addresses. Some of the many benefits of the property include, some particularly generous proportions, period features, off street allocated parking for one car, two balconies and two double bedrooms both with stunning ensuites.

Canynge Square is a beautiful garden square set in a quiet, secluded, residential location that is just a few minutes walk from Clifton Village. The square is noted for it's sense of community and stunning communal gardens which are available for residents to use for a nominal annual fee.

It should be noted the property is being offered for sale with no onward chain.



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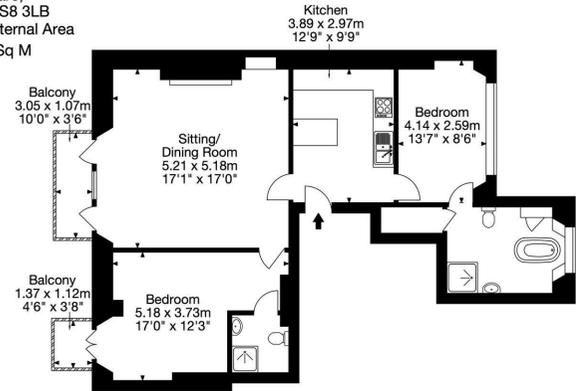
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Hall Floor Apartment,
27 Canynge Square,
Clifton, Bristol, BS8 3LB
Approx. Gross Internal Area
882 Sq Ft - 82 Sq M



Capture Property Advertising, 2022. Based on RICS guidelines.
All Measurements are approximate and should not be relied on as a statement of fact.
Plans & for illustrative purposes only. Not drawn to scale.

Capture.





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

OTHER INFORMATION



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IMPORTANT NOTE

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