

17 Vyvyan Terrace, Bristol, BS8 3DG

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A simply stunning and particularly light maisonette situated within this impressive townhouse on Vyvyan Terrace, arguably one of Clifton's most beautiful terraces. Some of the benefits of this property include a large south facing terrace, a well proportioned eat in kitchen, a spacious living room, some lovely period detail, attractive raised outlooks front and rear as well as three double bedrooms.

Grade II* listed Vyvyan Terrace, designed by renowned architect Richard Shackleton Pope, was built circa 1842 and is superbly located particularly close to the many amenities in Clifton Village. Situated over the top two floors of this property, it has been finished to a particularly high standard and offers any incoming purchaser a turn key experience.



3



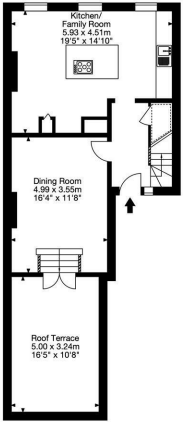
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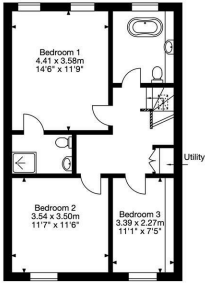
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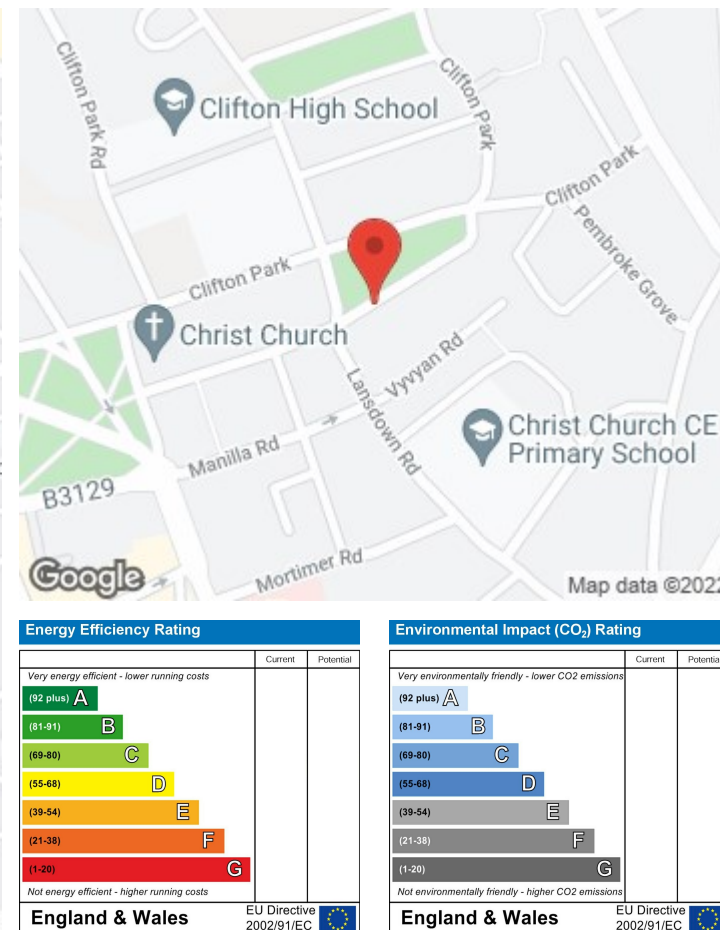
Upper Maisonette
17 Vyvyan Terrace,
Clifton, Bristol BS8 3DG
Approx. Gross Internal Area
1310 Sq Ft - 122 Sq M



Second Floor



Third Floor



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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