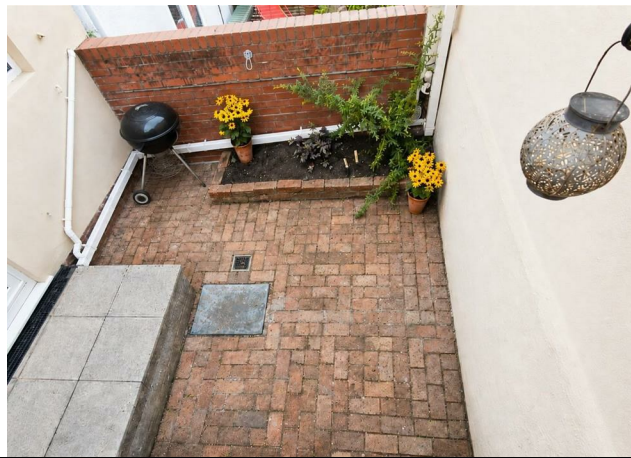
GREENWOODS property centre

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31b Summer Hill, Bristol , BS4 3BG **£215,000**

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- Basement Flat
- Open Kitchen/Living Area
- Separate Home Office / Studio
- 20 Minute Walk to Temple Meads Station
- NO CHAIN
- One Double Bedroom
- Modern Shower Room
- Court Yard Garden
- Vibrant Totterdown Location
- Energy Rating - C





A CHARMING basement flat located on a popular street in DESIRABLE Totterdown. The property is offered with NO CHAIN and comprises a spacious living area, modern kitchen, one double bedroom and an en-suite shower room. Outside the property has an enclosed paved garden with shrub beds, allowing the green fingered buyers to get creative! The property also offers a separate study room / home office / studio at the top of the garden allowing privacy when working.

Positioned perfectly between Bath and Wells Road, this delightful flat offers a fantastic opportunity for buyers looking to create their perfect home in one of Bristol's most sought-after locations. Set in the vibrant heart of Totterdown, this property is ideal for those wanting to be within walking distance of Temple Meads station, the City Centre, and the independent shops and cafés of Wells Road. Nearby green spaces such as Arnos Vale Cemetery and the picturesque Victoria Park add to the appeal of this well-connected yet characterful neighbourhood.

Living Area 15'01 x 13'04 (4.60m x 4.06m)

Kitchen 6'03 x 5'06 (1.91m x 1.68m)

Bedroom 12'09 x 8'03 (3.89m x 2.51m)

Shower Room 5'09 x 5'08 (1.75m x 1.73m)

Study / Home Office / Studio 10'05 x 6'09 (3.18m x 2.06m)

Tenure - Share of Freehold
Lease Term - 999 years
Years Remaining - 987
Ground Rent - £0

Council Tax Band - A












31B

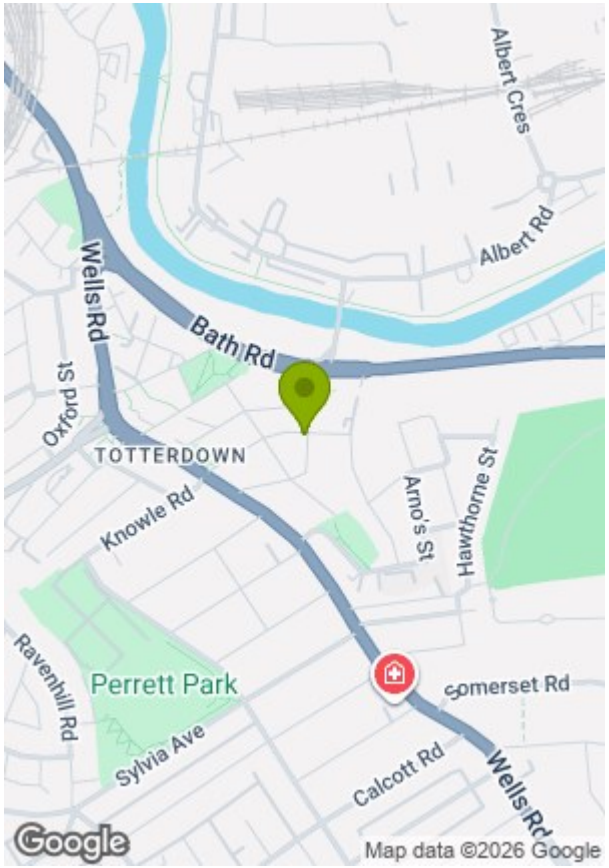
GREENWOODS property centre

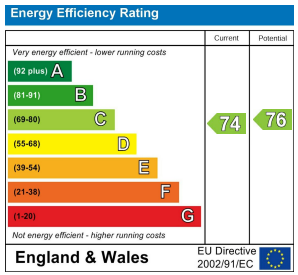
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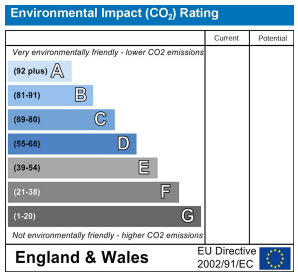
Approx Gross Internal Floor Area: 43 sq. m / 463.3 sq. ft



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