



48A Savoy Road, Bristol , BS4 3SY

£1,300 PCM

- Three bedroom First floor flat
- White goods included
- Holding deposit £300
- Open plan kitchen/living room
- Council Tax B
- Security deposit £1500

We are pleased to offer this 3-bed flat situated on the first floor. This property is situated a short walk from Sandy Park Road which provides a variety of local shops and cafés. In addition, there is a beautiful walk in Nightingale Valley nature reserve that has a stream running through, and further walks in St Anne's Park which is also close to the property.

The property is comprised of an open plan kitchen and living room, three good-sized bedrooms, and a well-proportioned bathroom.

This property would be perfect for working professionals looking for a well-located property that is within easy distance of the centre, lots of amenities, and a number of picturesque walks.

Open Plan Kitchen Area

Open Plan Living Area

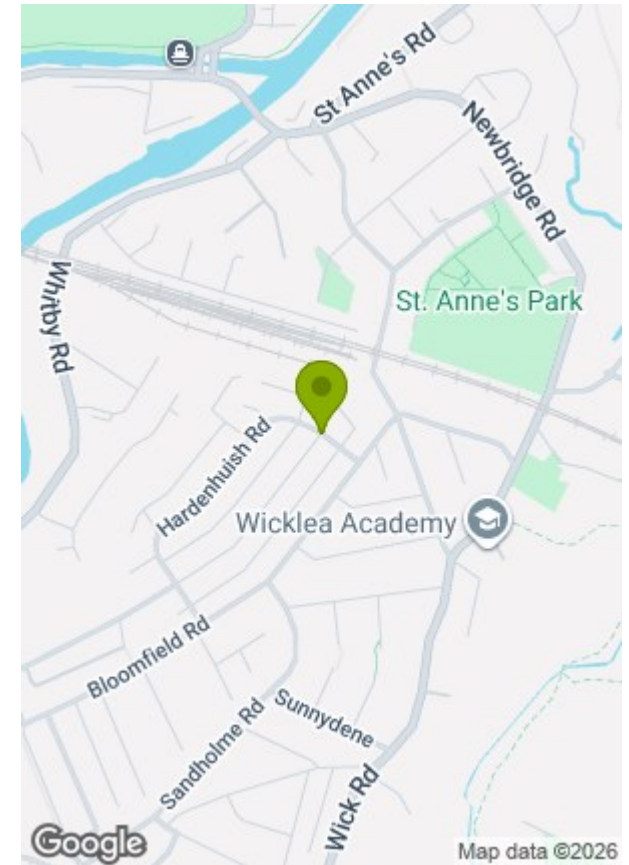
Bedroom One

Bedroom Two

Bathroom







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		
	81	81

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO₂) 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		

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