



47 Sydenham Road, Bristol , BS4 3DG

£1,550 Per Month

- Two Double Bedrooms
- Dining Room
- Bathroom with Shower
- Double Glazing
- Deposit = £1788
- Living Room
- Kitchen with Appliances
- Enclosed Rear Garden
- Gas Central Heating
- Holding Fee = £357

Available 21st February

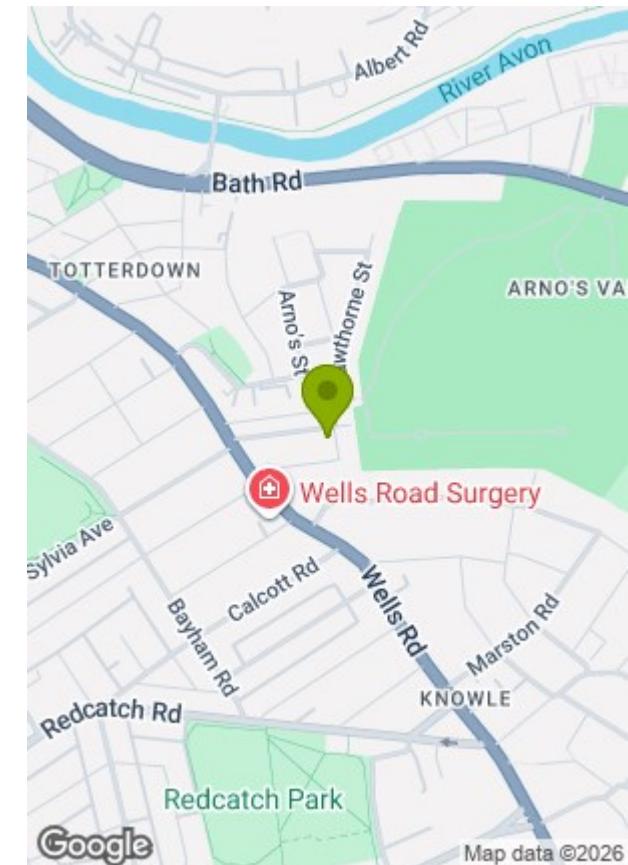
** Sorry no Pets, students or sharers **

A lovely spacious 2 bedroom mid-terraced property in a desirable Totterdown location. The property is unfurnished and boasts 2 double bedrooms, large family bathroom with shower, living room, dining room, fitted kitchen with appliances, enclosed rear garden, gas central heating and double glazing.

EPC Rating- E
Council Tax Band - B







Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs (92 plus) A			Very environmentally friendly - lower CO ₂ emissions (92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E	53		(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			EU Directive 2002/91/EC		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.