



10 Julius Close

, Emersons Green, BS16 7HN

Offers In Excess Of £220,000



Nestled in the desirable area of Emersons Green, this charming top floor apartment on Julius Close offers a perfect blend of comfort and convenience. With two well-proportioned bedrooms, including a master suite complete with an en-suite bathroom, this property is ideal for both couples and small families seeking a modern living space.

The apartment features a welcoming reception room that provides a bright and airy atmosphere, perfect for relaxation or entertaining guests. The additional bathroom ensures that there is ample space for everyone, enhancing the practicality of this lovely home.

One of the standout features of this property is the generous parking arrangement. This is complemented by a garage/carport,

With no onward chain, this apartment is ready for you to move in without delay, making it an excellent opportunity for first-time buyers or those looking to downsize. The location in Emersons Green offers a peaceful residential environment while still being conveniently close to local amenities, parks, and transport links.

In summary, this delightful flat presents a wonderful opportunity to enjoy modern living in a sought-after area. Don't miss your chance to make this lovely apartment your new home.



Hallway

Entrance door, airing cupboard, door to:-

Lounge/Diner 18'0" x 12'3" (5.48 x 3.73)

Two double glazed windows, electric fireplace with mantle over, wall mounted heater

Kitchen 10'6" x 6'3" (3.19 x 1.91)

Matching range of wall and base units with worktop space over, sink unit, space for fridge/freezer, washing machine, built in electric cooker with hood over, double glazed window

Bathroom

Three piece suite comprising of panelled bath with mixer tap shower attachment, low level wc, wash hand basin with under storage, tiled surround, double glazed window

Bedroom 1 12'10" x 9'6" (3.92 x 2.90)

Two double glazed windows, fitted bedroom furniture, storage cupboard, door to:-

Ensuite Shower Room

Three piece suite comprising of shower cubical, wash hand basin, low level wc, double glazed window, extractor fan, tiled surround

Bedroom 2 12'11" x 8'0" (3.93 x 2.45)

Double glazed window, fitted bedroom furniture, wall mounted heater

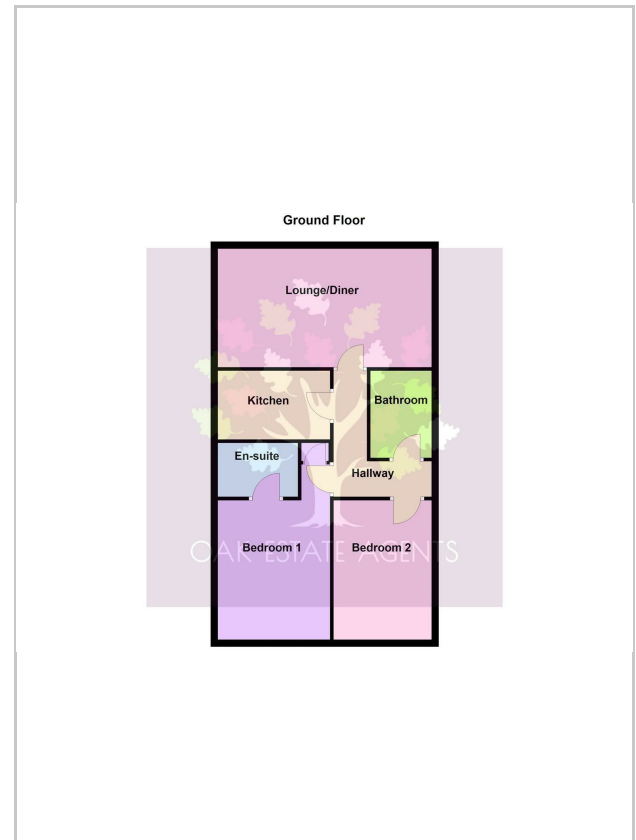
Allocated Parking

Carport

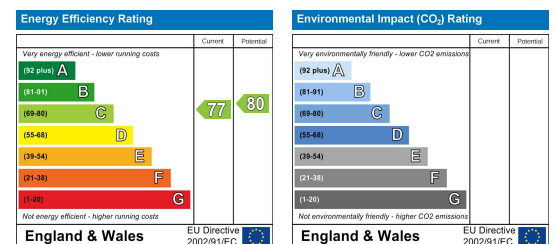
Area Map



Floor Plans



Energy Efficiency Graph



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

31 High Street, Kingswood, Bristol, BS15 4AA

Tel: 0117 967 9102 Email: oakestateagents@googlemail.com <https://www.estateagentskingswood.co.uk>