



Bradley & Co.
LETTING AGENTS

Office: 0117 329 1400
www.bradleyandco.agency



Floor Plan
Floor area 102.7 sq.m. (1,106 sq.ft.)

Total floor area: 102.7 sq.m. (1,106 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.co.uk

Cambridge Park
Redland, Bristol, BS6 6XW

Rental £2,200 Monthly
3 Bedroom Flat / Apartment
Available 22 August 2025

Clifton, 4a Waterloo St, Clifton, Bristol, BS8 4BT
Email: info@bradleyandco.agency | Tel: 0117 329 1400

- * Unfurnished
- * Master with ensuite
- * Off road parking
- * White Goods inc dishwasher

- * Unfurnished
- * Modern kitchen/breakfast room
- * Spacious living room with dual aspect
- * Suitable for couple or family

- * Bike storage

Situation

Quietly located yet within easy access of both the city & motorway networks this spacious top floor flat is situated in a lovely period building in a lovely leafy road only 5 minutes walk from The Downs. All rooms flow off a good size inner hallway with the well appointed modern fitted kitchen/breakfast room with built-in appliances overlooking the front of the property along with the dual aspect living/dining room which could easily take large furniture and make great entertaining space. Two double bedrooms (one with en-suite shower room & built-in wardrobes) and further smaller double which could be utilised as a bright home office. Fully tiled main bathroom, gas central heating, allocated off road parking along with option to obtain on road permit parking & bike storage. All tenants are advised to check with Bristol City Council/Mi Permits regarding residents on street parking Available for those seeking longer term tenancies it would suit a professional couple or young family who would appreciate the space the property has to offer. The landlord is willing to consider purchasing a licence for 3 sharers max. Situated within Redland Green school catchment area. The property will have a new gas boiler and new curtains in bedrooms. Council Tax Band D. EPC rated Band D. This property has standard utilities provided to the property to include water, gas and electric. Rent does not include bills. Holding deposit £507 Available 22nd August.

Accommodation

All measurements are approximate.

Directions

Further Information

The deposit required is £2,538

