



# Lyddington Road

, Filton, Bristol, BS7 0UU

## Rental £203 Weekly

7 bedroom House available 02 September 2025

40 Berkeley Square, Bristol, , BS8 1HP  
[bristol@loc8me.co.uk](mailto:bristol@loc8me.co.uk)

**0117 244 7667**

### Opening Times

Mon Closed; Tues Closed  
Wed Closed; Thurs Closed  
Fri Closed; Sat Closed; Sun 00.00 - 00.00

\* Furnished

**Situation**

PRICE IS PER PERSON PER WEEK This 7-bedroom student property offers everything you need for a comfortable and stylish student lifestyle. Situated in a convenient location, this home features: 7 double bedrooms providing ample space for all housemates. A fully-equipped kitchen with large appliances for easy cooking and dining. Fresh, modern interiors creating a welcoming and contemporary living environment. Two bathrooms plus one en-suite for added privacy. A private garden and driveway, offering outdoor space and parking convenience. Perfect for students seeking comfort, style, and plenty of space! Covering all your essential bills - gas, electric, water, TV licence, broadband and contents insurance, so you'll have peace of mind in your home. Plus, for every household that signs up, we're partnering with Ecologi plant a tree, giving you a unique URL to track its location for life. Make a positive impact on the environment while enjoying a seamless lifestyle. <https://ecologi.com/capgemini>  
Property Reference - 6537 Energy Performance Rating - D Council Tax Band - D

**Accommodation**

All measurements are approximate.

**Further Information**

The deposit required is £1,050

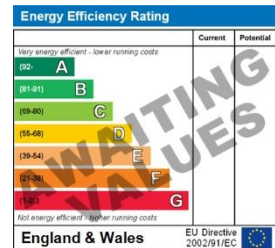
The bills included in the rent are Electricity, Gas and Water

The landlord is willing to rent this home to Employed, Self Employed, Unemployed, Student, Own Means, Retired, Company, Council

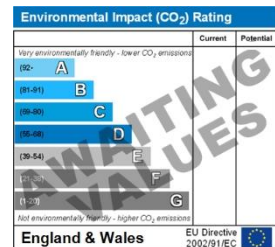
The landlord is willing to rent the property for a minimum of 12 Months and a maximum of 12 Months

**Energy Performance Certificates**

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO2) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO2) emissions. The higher the rating the less impact it has on the environment.  
Creation Date: 06/01/2025

Property Ref: inst-19663

**IMPORTANT INFORMATION**

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Orange Living Limited, 2025. Orange Living Limited Registered in England No. 06537787