



Stokes Croft
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£2,025 Monthly
3 Bedroom Maisonette

AVAILABLE NOW

The Letting Game

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DETAILS

A three double bedroom top floor student maisonette situated in the very popular Stokes Croft, it is offered fully furnished with white goods included and available on the 29th July 2024.

What's it like?

The flat is in a highly sought-after location in the heart of Stokes Croft and is surrounded by bars, restaurants and shops. It offers great access to Temple Meads Train Station, the City Centre and is within a short walk of Bristol Harbour and Wapping Wharf with it's many restaurants, bars, and entertainment. The property is within a few minutes' walk of UOB and a short bus trip to UWE.

The maisonette briefly comprises; two large fully furnished double bedrooms one the first floor, a kitchen with fridge/freezer, washing machine, oven, hob and enough room for a table and chairs, a bathroom with a shower cubicle and on the top floor is the master bedroom spanning the length of the apartment offering plenty of room.

The property also benefits from gas central heating and intercom entry.

Highlights:

- Maisonette
- Second floor
- White goods included
- Fully furnished
- City Centre location
- Great location
- Minutes from UOB
- On the bus route to UWE
- No parking available

- **Furnished**
- **PLENTY OF AMENITIES NEARBY**
- **CLOSE TO STOKES CROFT**
- **WALKING DISTANCE TO THE CITY CENTRE**
- **SOUGHT AFTER LOCATION**
- **HOLDING DEPOSIT EQUIVALENT TO 1 WEEKS' RENT**
- **SELECTION OF SHOPS & RESTAURANTS NEARBY**
- **NO PARKING**

- Amenities of Stokes Croft on your doorstep

Home truths:

- Only student tenants will be considered for this property
- Students are required to provide a UK based guarantor
- The use of the loft space will not be permitted

Property Essentials:

- o Structure Materials – Standard Brick Construction
- o Electricity supply – Yes - Mains
- o Water supply – Yes - Mains
- o Sewerage – Yes - Mains
- o Heating type – Gas central heating
- o Broadband– (Source Ofcom) - Ultrafast up to 1000Mbps available
- o Mobile signal – (Source Ofcom) - Good
- o Building Safety – N/A
- o Restrictions – N/A
- o Rights and Easements – N/A
- o Flood risk – Less than 0.1% per year (source Gov.uk)
- o Planning Permissions – N/A
- o Accessible – Top floor flat - internal and external stairs
- o Coalfield / Mining area –N/A

Room measurements stated in this listing are for

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