



## Hazelwood Court

Hazelwood Road

£1,400 Monthly

2 Bedroom Flat / Apartment

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Letting  
Game**

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### DETAILS

A two double bedroom apartment with a large balcony & garage, situated a short walk away from The Durdham Downs, is offered part-furnished with white goods and will be available from the 7th July 2025.

Amy will be running the viewings at this property, so book yours today!

The flat is in a great location and a short walk from the Durdham Downs. The property also has great links with easy access to the City Centre.

What's it like:

The property is located close to the popular Durdham Downs, popular for walkers and joggers and home to Bristol's 'Foodies Festival 'The Downs Festival' and other Summer events. It is within a short walk of Blackboy Hill and Whiteladies Road leading to Park Street all of which are known for their independent restaurants, retailers, cafes and pubs, it is fantastically located with access to South Bristol via Bridge Valley Road and also offers regular bus links travelling to Bristol University, the City Centre, Clifton Village and directly to Temple Meads Train Station.

The apartment has an airy and light open plan lounge/ diner with living room. The kitchen comes with white goods including a fridge/freezer, washing machine and cooker. There are two double bedrooms, both with built in wardrobes and include a bed frame and mattress each. There is a separate bathroom with a shower over the bath. The balcony is located off the living room and has views over the well maintained communal gardens. There is a single garage and the apartment benefits from as central heating.

- Part Furnished
- BALCONY
- CLOSE TO PARKS AND GREEN SPACES NEARBY
- COMMUNAL GARDEN
- HOLDING DEPOSIT EQUIVALENT TO 1 WEEKS' RENT
- REGULAR PUBLIC TRANSPORT LINKS
- COUNCIL TAX BAND C
- CLOSE TO PARKS AND GREEN SPACES

Amy's local highlights:

- Short walk to The Durdham Downs
- Several local pubs & restaurants nearby
- Easy access to City Centre

Home Truths:

- Applicants need to earn 2.5 times the rent as a household in order to qualify.

Property Essentials:

- o Structure Materials – Brick/Stone
- o Electricity supply – Mains
- o Water supply – Mains
- o Sewerage – Mains
- o Heating type – GCH
- o Broadband– (Source Ofcom) Standard, Superfast and Ultrafast
- o Mobile signal – ( Source Ofcom) Limited
- o Building Safety – No
- o Restrictions – No
- o Rights and Easements – No
- o Flood risk – No
- o Planning Permissions – No
- o Accessible – No
- o Coalfield / Mining area –No

Room measurements stated in this listing are for guidance and may not be accurate.

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