



**1 Bed
Flat
located in Soundwell Road**

 **FRONT
DOOR
LETTINGS**

**3 Brunel Court
Soundwell Road
Bristol
BS16 4QG**



1



1



1



£1,200

BRAND NEW One-Bedroom Flat to Rent – Soundwell Road,
Staple Hill - Parking

A newly refurbished, one-bedroom flat located on Soundwell Road in Staple Hill, available to let from mid-January.

The property offers a well-laid-out open-plan living and kitchen area, a spacious double bedroom, and a modern bathroom. The kitchen is brand new and finished to a high standard, featuring quartz worktops, integrated hob, oven, and built-in fridge freezer. The bathroom suite is also brand new with a large walk in shower.

The bedroom is generously sized and benefits from wall panelling, adding character to the space. New carpets and flooring have been fitted throughout, and the flat is ready for its first occupant following refurbishment. A double door to the rear opens onto a small gravel area.

Ideally located just a short walk from Staple Hill High Street, with easy access to independent shops, cafés, pubs, and local amenities.

1 Dedicated parking space with each flat.

EPC rating: C
Council Tax band: A
Rent: £1,200 per calendar month



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

DIRECTIONS

CONTACT

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