



Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from are advised on information supplied by the seller. We have not had sight of the title document to view beforences to the tenure of a property, and check its availability.



PROPERTY TYPE Flat

BEDROOMS 2

**RECEPTION ROOMS 1** 

**BATHROOMS 1** 

EPC RATING C

COUNCIL TAX BAND A







Well presented two bedroom garden apartment within this period building on Wells Road with excellent links to Temple Meads and the City Centre. Self contained kitchen with dishwasher and shower room. Lounge/Dining room area, double glazing and electric heating. The property comes with it's own allocated parking space at the front of the property.

Available 26/01/2026. Energy Rating C. Council Tax Band A.







what the owners will miss

## the location

just a thought...