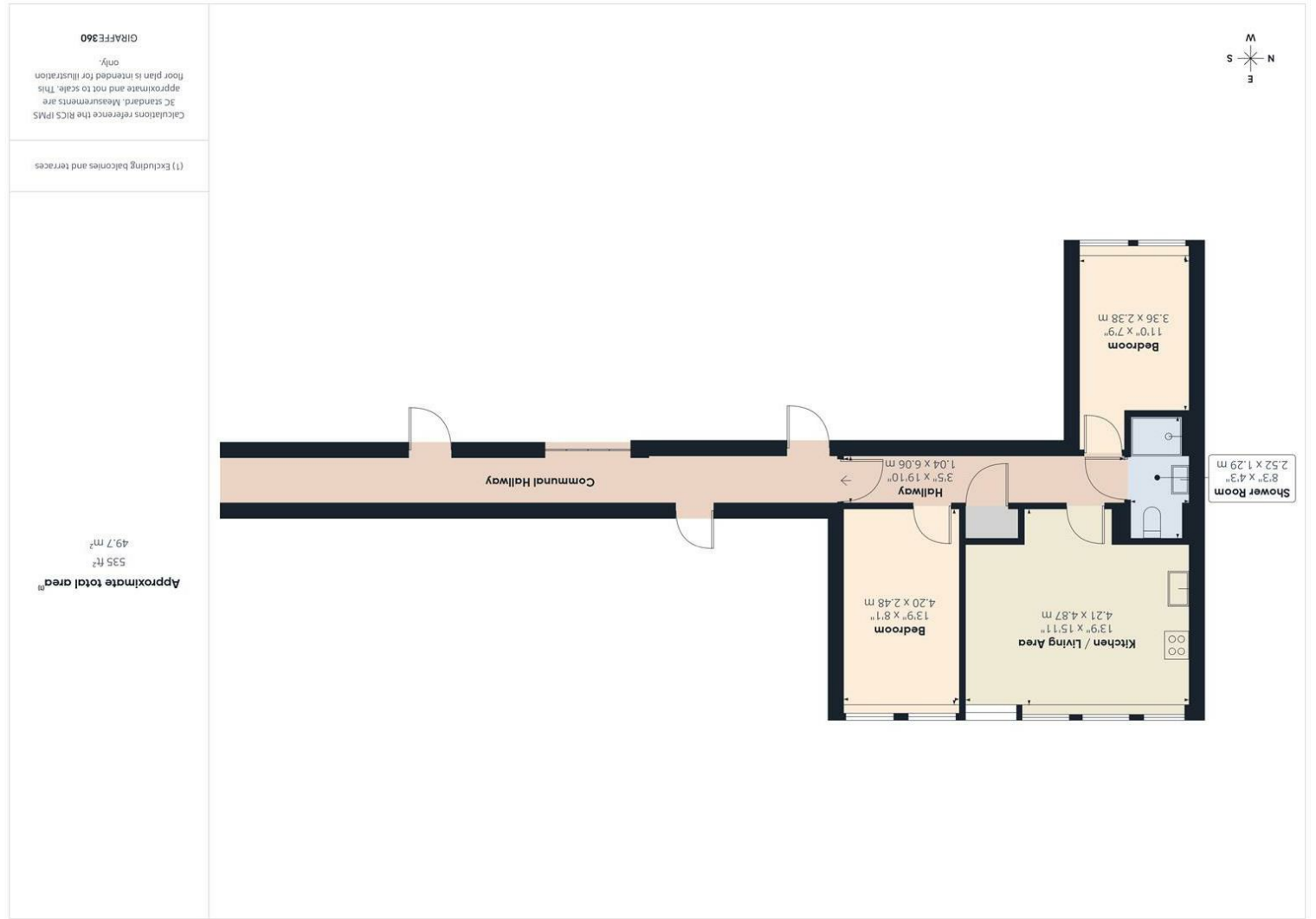


Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.



- Hallway 3'4" x 19'10" (1.04 x 6.06)
- Bedroom 13'9" x 8'1" (4.20 x 2.48)
- Kitchen/ Living Room 13'9" x 15'11" (4.21 x 4.87)
- Shower Room 8'3" x 4'2" (2.52 x 1.29)
- Bedroom 11'0" x 7'9" (3.36 x 2.38)



Flat 27, Orchard House 515-517 Stockwood Road, Brislington, Bristol, BS4 5LR
£1,250 Per Month

PROPERTY TYPE House

BEDROOMS 2

RECEPTION ROOMS 1

BATHROOMS 1

EPC RATING D

COUNCIL TAX BAND B

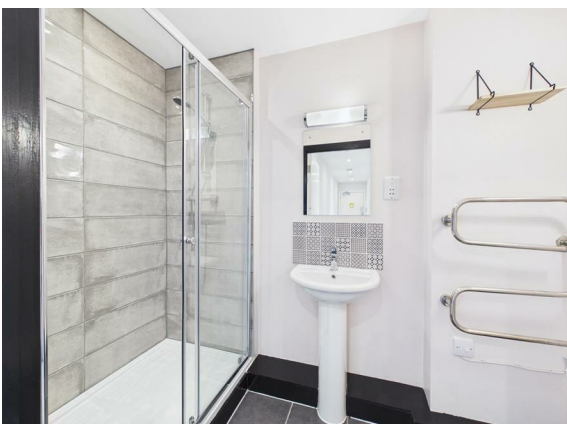


A well proportioned two bed flat with open plan kitchen living area. The property further benefits from 1 allocated parking space.

The building is B2 rated. Freeholders have been given a government grant in 2025, the works are due to begin cladding remediation in October 2026. The fire report suggests it would not be intrusive work.

The leasehold for the property states no pets.

Available from the start of June 2026. EPC D. Council tax band B.



what the owners will miss

the location

just a thought...