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22 Richmond Hill, Clifton, Bristol BS8 1BA

Property Consultants

maggs
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commercial



86 Clouds Hill Road, St George, Bristol, BS5 7LF

Asking price £720,000

Opportunity to purchase a freehold block of 7 well presented and self-contained apartments (4 x 2 bedroom flats and 3 x 1 bedroom flats) with parking to the rear. The property is fully let producing approximately £50,388 per annum and is situated in a convenient location in St George with excellent transport links to the city centre. Ideal to retain as a rental investment or as a break-up opportunity.



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DESCRIPTION

A 3 Storey block of 7 well-presented apartments (4 x 2 beds and 3 x 1 beds) with parking to the rear. The property offers a fantastic rental return and could be retained as an investment block of the flats could be split and sold separately.

LOCATION

The property is situated on Clouds Hill Road in St George, one of the main arteries leading in and out of the centre of Bristol which is approximately 2.8 miles away. Nearby Church Road offers an eclectic mix of shops, restaurants and cafes and St Georges Park is less than half a mile away. Excellent transport links are provided to the city centre and A4174 Ring Road.

SCHEDULE OF ACCOMMODATION

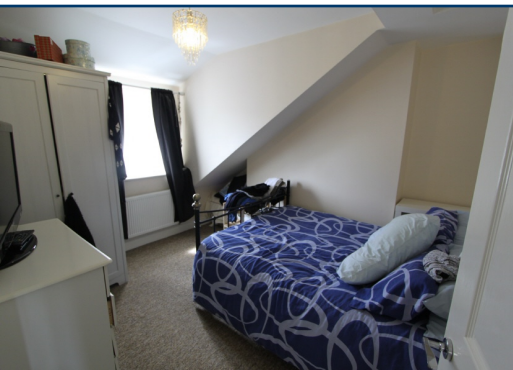
- FLAT 1 - Ground floor 2 bedroom flat.
- FLAT 2 - Ground floor 1 bedroom flat.
- FLAT 3 - Ground floor 1 bedroom flat.
- FLAT 4 - First floor 2 bedroom flat.
- FLAT 5 - First floor 2 bedroom flat.
- FLAT 6 - Second floor 2 bedroom flat.
- FLAT 7 - Second floor 1 bedroom flat.

ENERGY PERFORMANCE CERTIFICATES (EPCs)

TBC

VIEWING

Strictly by appointment with Maggs & Allen.



Auction, Commercial & Chartered Surveyors

22 Richmond Hill, Clifton
Bristol, BS8 1BA

Estate Agents & lettings

60 Northumbria Drive, Henleaze
Bristol, BS9 4HW

Maggs & Allen use all reasonable endeavors to supply accurate property information in line with the Consumer Protection from Unfair Trading Regulations 2008. These property details do not constitute any part of the offer or contract and all measurements are approximate.

It should not be assumed that this property has all the necessary Planning, Building Regulation or other consents. Any services, appliances and heating system(s) listed have not been checked or tested. Please note that in some instances the photographs may have been taken using a wide angle lens.

Any site and floor plans provided are for indicative purposes only and should not be relied upon.

