




14 Holmwood Gardens, Bristol, Gloucestershire, BS9 3EB

A detached family home situated in a quiet cul-de-sac in Westbury-on-Trym. The property comprises of a large open planned kitchen/diner, living room, play room, study and conservatory on the ground floor. The first floor comprises of two double bedrooms with en-suite, two further double bedrooms and a family bathroom. There is a garage and off street parking for two cars. There is an enclosed rear garden which backs on to Badock Wood nature reserve. EPC TBC

An agency fee is payable to Hydes by any prospective tenant once an application is accepted by the Landlord. Please ask for further details.

£2,200 Per Calendar Month* Fees Apply

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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	