



8 Railway Court, Pill, BS20 0AY  
Guide Price £189,950

GOODMAN  
& LILLEY



THE INDEPENDENT SALES, LETTINGS & LAND AGENTS

## 8 Railway Court, Pill, BS20 0AY

A modern two bedroom first floor apartment situated within the popular village of Pill.

- First Floor Apartment
- Two Double Bedrooms
- Balcony
- Lounge/Diner
- Central Village Location
- Ready Made investment
- No Onward Chain
- Allocated Parking For One Vehicle

Situated within the heart of the village, is this wonderful home offers excellent commuters links to the M5 motorway network and Bristol city centre under 6 miles away.

A great opportunity for all first time buyers looking for that ever important affordable first purchase or investors looking for a low maintenance buy to let. In brief the light and airy accommodation comprises; entrance hall, lounge/diner, kitchen, two double bedrooms and a family bathroom. Externally the property benefits from allocated parking space for one vehicle.

Goodman & Lilley anticipate a good degree of interest due to the size of accommodation on offer and private garden. Call us today on 01275 430440/sales@goodmanlilley.co.uk and talk with one of our property professionals to arrange an internal inspection.

Call, Click or Come in and visit our experienced sales team- 01275 430440/sales@goodmanlilley.co.uk

M5 (J19) 3 miles, M4 (J20) 11 miles, Bristol Parkway 14 miles, Bristol Temple Meads 10.5 miles, Bristol Airport 12 miles (distances approximate)

Tenure: Leasehold with management charges and ground rent included, approximately £1,000 per annum.

Local Authority: North Somerset Council Tel: 01934 888888

Council Tax Band: B

Services: All mains services connected.

### Accommodation Comprising:-

#### Entrance Hall

#### Lounge/Diner

14'1 x 11'7

#### Kitchen

10'11 x 6'5

#### Master Bedroom

12'1 x 10'4

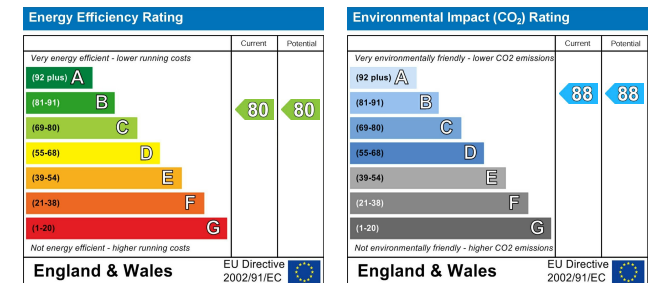
#### Bedroom Two

10'11 x 10'4

#### Family Bathroom

#### Parking

Allocated parking space for one vehicle.



### Portishead

Rembrandt House, 36 High Street, Portishead  
North Somerset, BS20 6EN

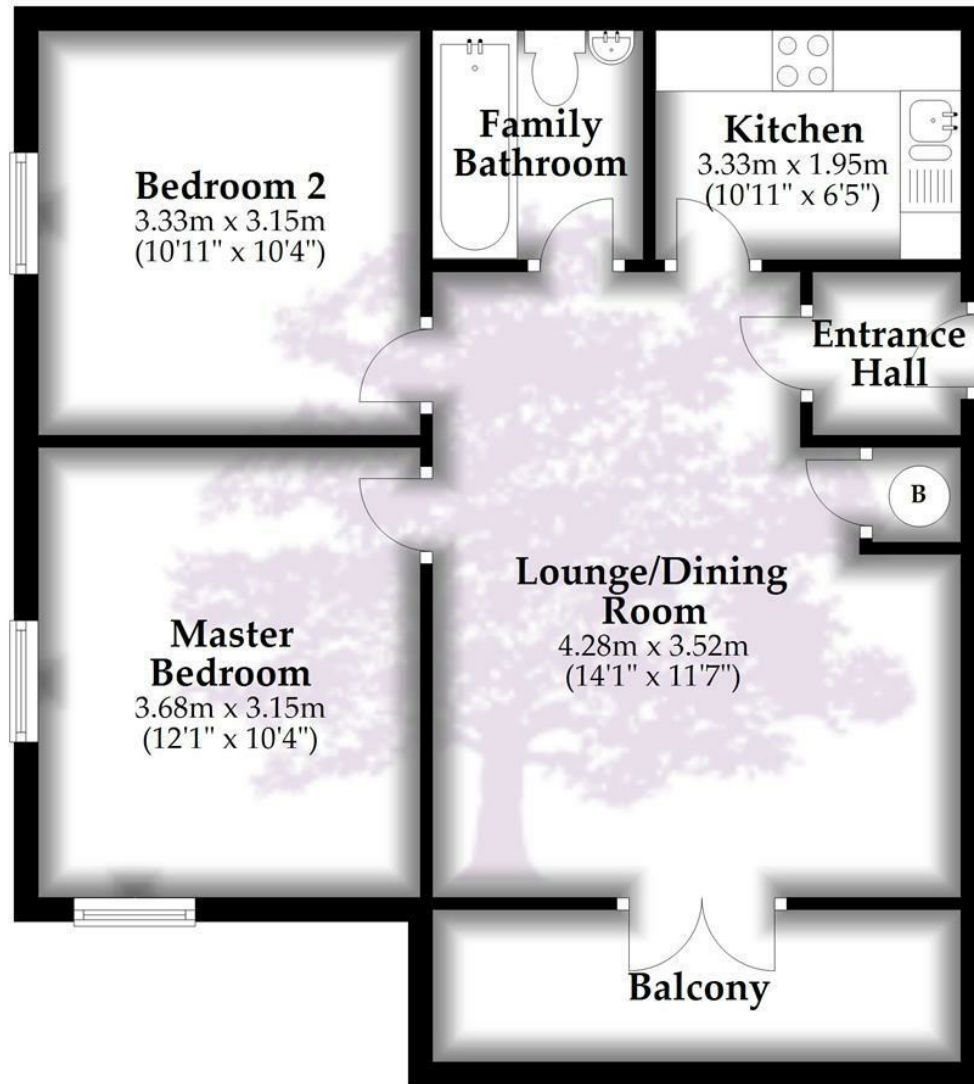
01275 430 440

[www.goodmanlilley.co.uk](http://www.goodmanlilley.co.uk)



# First Floor

Approx. 61.4 sq. metres (660.7 sq. feet)



Total area: approx. 61.4 sq. metres (660.7 sq. feet)



These particulars are for general guidance only. They do not form or constitute any part of an offer or contract. Goodman & Lilley has not carried out structural surveys of the property. The services, appliances or specific fittings mentioned in these details have not been tested. Every attempt is made to ensure accuracy, however all photographs, measurements, floor plans and distances are for illustrative purposes only. They must not be relied upon when purchasing carpets and or other fixtures and fittings. Lease details, service charges and ground rents are given as a guide only. They should be checked and confirmed by a licensed solicitor prior to exchange of contracts. The copyright of all details, photographs and floor plans remain exclusive to Goodman & Lilley.