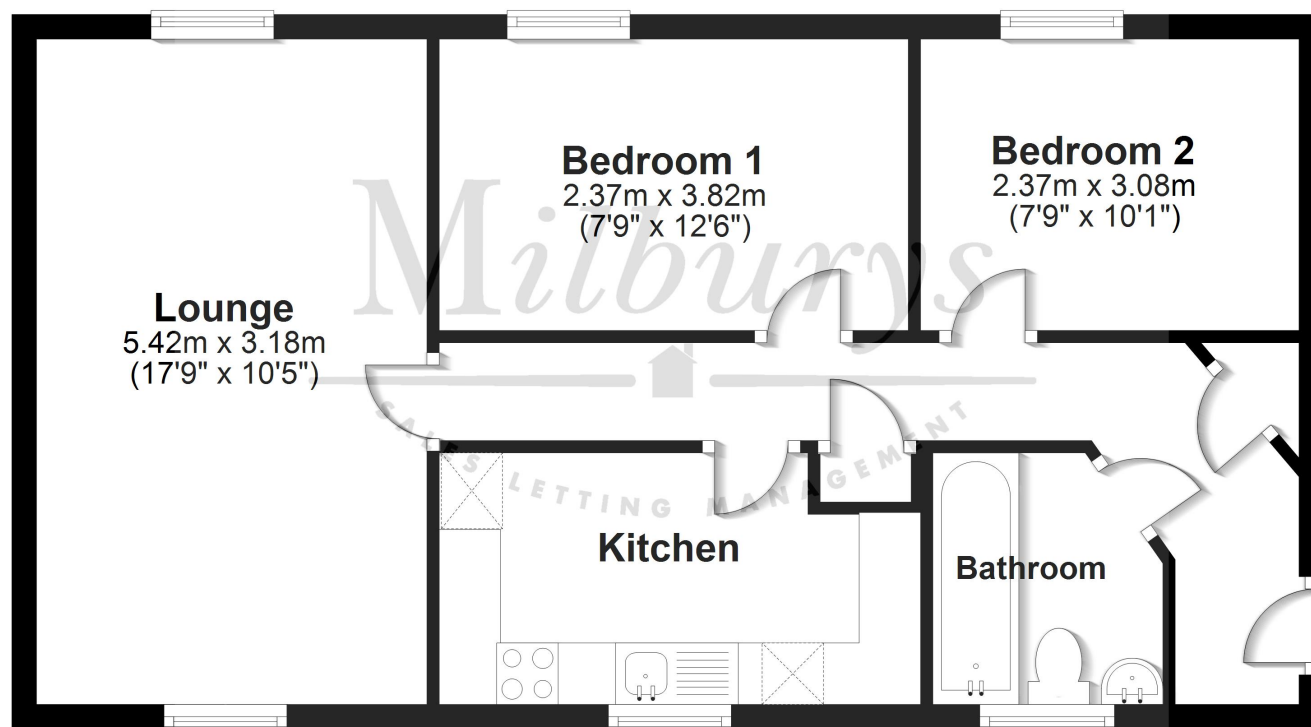






Top Floor

Approx. 55.6 sq. metres (598.8 sq. feet)



Total area: approx. 55.6 sq. metres (598.8 sq. feet)

For Illustrative Purposes Only. Not to Scale.
Plan produced using PlanUp.

35 Leaze Close, Thornbury, South Gloucestershire BS35 2FH

Calling all first time buyers and investors!! This second floor, two bedroom apartment is situated in a quiet cul-de-sac a short stroll from Thornbury High Street and all of Thornbury's amenities, plus the added benefit of private parking and garage! The property is ready to unpack and make your own and with no onward chain. The entrance hall allows access to the sizeable, dual aspect living room plus modern fitted kitchen with wall and base units, built in oven and hob and space for all appliances. The bathroom, which is clean and tidy, provides shower over bath and to complete the property, two double bedrooms plus additional storage. The property benefits from gas central heating and double glazing. Call today to book a viewing.

Situation

Thornbury is a thriving market town surrounded by beautiful open countryside, situated to the north of the City of Bristol and the M4/M5 interchange, with excellent commuting links via the motorway network and by rail from Bristol Parkway Station (Paddington/South Wales). The part-pedestrianised and historic High Street offers a wide variety of shops, cafes, pubs and restaurants. 'The Mall' at Cribbs Causeway is a sort drive to the south, for those looking for a wider range of High Street brands. Local facilities and amenities include the leisure centre and swimming pool, the golf course, the library, plus open community spaces, parks and sports grounds/clubs – including tennis, cricket, rugby and football. The town is blessed with a number of primary and junior schools, plus The Castle secondary school (www.the.castleschool.org.uk) which is situated close to Thornbury's Tudor Castle, now a luxury hotel. The nearest independent school is Tockington Manor School.

Property Highlights, Accommodation & Services

- Two Double Bedroom Apartment In An Envable Location, Close To Thornbury High Street
- Spacious Dual Aspect Lounge
- Modern Fitted Kitchen With Appliances
- Family Bathroom With Shower Over Bath
- Additional Storage Cupboard
- Gas Central Heating And Double Glazing
- Garage And Parking
- No Chain!!

Directions

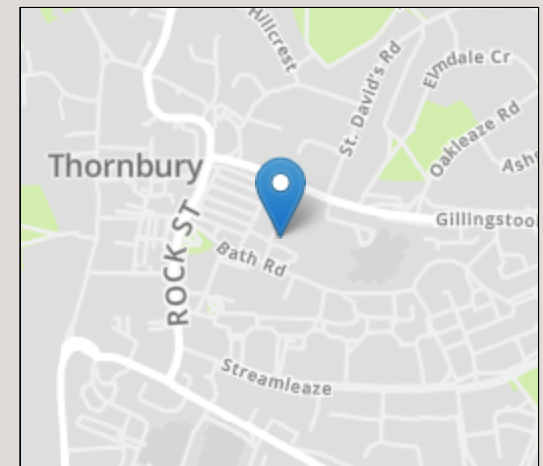
As you approach Thornbury with Tesco on your right hand side, continue to the next mini roundabout and turn left. Turn right just after Grace Lodge into Rock Street, proceed past the entrance to the long stay car park and Leaze Close will be found on the left hand side. Follow the road round to the right, and apartment 35 can be found at the bottom of the cul-de-sac.

Local Authority & Council Tax -

Tenure - Leasehold

Additional Information - Management Fees Apply

Contact & Viewing - Email: mil_thornburysales@milburys.co.uk Tel: 01454 417336



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