

Bransby Way, Weston-Super-Mare, Somerset. BS24 7FN

£160,000 Leasehold

FOR SALE



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## PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENT... Introducing a stunning two-bedroom Second Floor flat located on Bransby Way in Weston-super-Mare. This meticulously decorated property boasts an exceptional standard of design and offers a contemporary and comfortable living experience.

A spacious open-plan kitchen and living room, thoughtfully designed to create a seamless flow throughout the living space. The modern kitchen features high-quality fixtures and fittings, providing ample storage and workspace for culinary enthusiasts. The adjoining living area offers a welcoming ambiance, perfect for relaxing or entertaining guests.

One of the standout features of this flat is the charming Juliet balcony, which allows for an abundance of natural light to flood the living space while providing a pleasant area to enjoy fresh air and sunset views. The well-appointed balcony adds an elegant touch to the overall aesthetic of the property.

The two bedrooms within the flat are generously sized and have been tastefully decorated to complement the modern theme. Both rooms offer a peaceful retreat, ensuring restful nights for residents. Additionally, the flat benefits from a well-appointed bathroom, complete with contemporary fixtures and fittings.

## FEATURES

- 360 VIRTUAL TOUR AVAILABLE
- Apartment
- Finished to a High Standard
- Parking
- Two Bedrooms
- Gas Central Heating
- Close to Amenities
- UPVC Double Glazing
- EPC - C
- Open Plan Living Room/Kitchen





## ROOM DESCRIPTIONS

### Communal Entrance

Secure entry to communal area with stairs rising to all floors

### Entrance Hall

Door opening through to entrance hall with radiator, secure entry phone, two storage cupboards and doors to all rooms

### Bedroom

9' 4" x 11' 8" (2.84m x 3.56m) Full length UPVc double glazed window with front aspect, radiator

### Bedroom

6' 10" x 8' 6" (2.08m x 2.59m) UPVC double glazed full length window to front aspect, radiator.

### Bathroom

8' 2" x 5' 8" (2.49m x 1.73m) Three piece white suite comprising panelled bath with fitted shower attachment and shower screen, low level WC, vanity wash hand basin with storage under, heated towel rail, extractor fan

### Open Plan Living Room/Kitchen

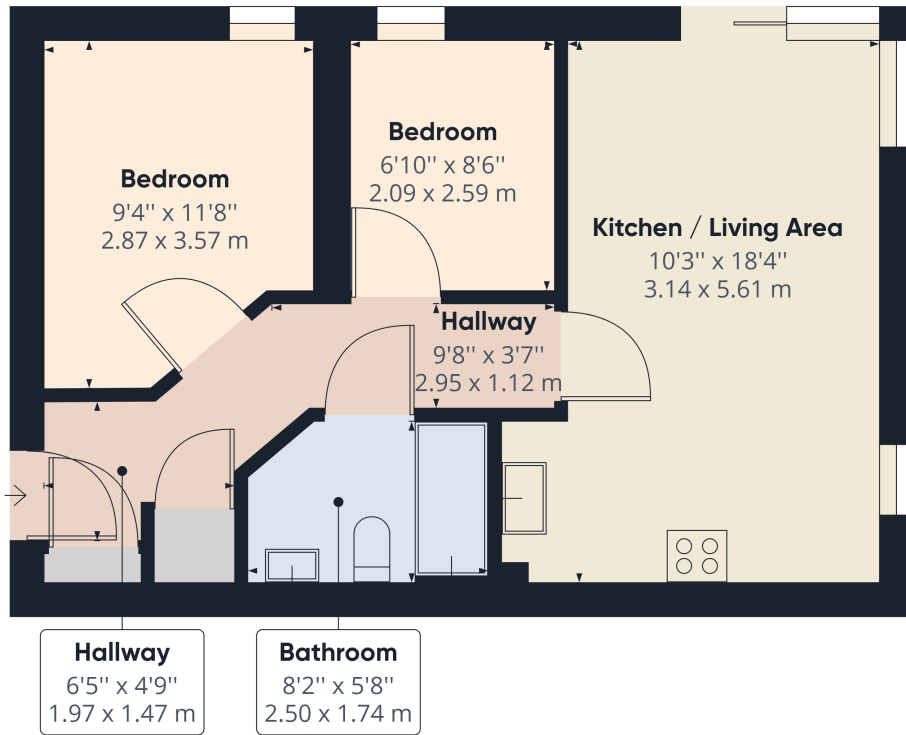
10' 3" x 18' 4" (3.12m x 5.59m) UPVC double glazed sliding doors opening to juliet balcony, two UPVC double glazed full length windows onto side aspect, range of wall to base units inset sink and drainer, integrated gas hob with oven under and extractor fan over, space for fridge freezer, space and plumbing for washing machine, space and plumbing for dish washer, two radiators.

### Parking

Parking for one car



## FLOORPLAN & EPC



Approximate total area<sup>(1)</sup>  
504.61 ft<sup>2</sup>  
46.88 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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