

Fedden Village, Nore Road, Portishead, Bristol, Somerset. BS20
8DN

£450,000 Leasehold

FOR SALE



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PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENT... Welcome to this stunning two-bedroom duplex apartment located in the highly sought-after Fedden Village, offering a blend of contemporary living and timeless charm. Spanning two floors, this beautifully designed home is ideal for those seeking luxury, comfort, and an exclusive lifestyle. On the ground floor, you'll find two spacious bedrooms, each designed with comfort in mind. Bedroom one provides direct access to a private outdoor terrace, perfect for enjoying your morning coffee or evening relaxation. This floor also features two modern bathrooms, an elegant entrance hall, and the convenience of a separate private entrance leading from the terrace. The upper floor boasts an impressive open-plan living and dining area, flooded with natural light and offering access to a private balcony, where you can enjoy breathtaking views. Adjacent to this is a well-appointed kitchen, fully equipped and designed to cater to all your culinary needs. Living in Fedden Village comes with exclusive access to an array of amenities including a swimming pool, gym, tennis courts, and a snooker room. The luxurious communal entrance hall sets the tone for this prestigious development, making every arrival a delight.

FEATURES

- 360 VIRTUAL TOUR AVAILABLE
- Duplex Apartment
- Two Double Bedrooms
- En Suite Bathroom
- Open Plan Living room/Dining room
- Great Kitchen
- Off Road Parking
- Balcony and a Beautiful Garden Terrace
- Use of Swimming Pool, Gym and Tennis Courts



ROOM DESCRIPTIONS

Entrance

The main entrance to the building opens into a superb entrance hall with stairs, seating and lift, the stairs and lift will give you access to all floors. a corridor will lead to the entrance to the property on the ground floor.

Entrance Hall

As you step into the property you are greeted with a lovely inner hallway which has access to both bedrooms and bathroom, stairs will rise to the first floor giving you access to the kitchen and also living room/diner, there is also a storage cupboard and radiator.

Bedroom One

12' 9" x 16' 10" (3.89m x 5.13m) UPVC double glazed french doors opening out to beautiful sun terrace, built in multiple wardrobes, radiator and door through to;

En suite

Low level WC, vanity wash hand basin with mixer taps over, bath with mixer taps and hand held shower attachment, heated towel rail.

Bedroom Two

10' 8" x 13' 4" (3.25m x 4.06m) UPVC double glazed window to front aspect, built in wardrobe and radiator.

Stairs rising to First Floor landing

First Floor Landing

Storage cupboard, doors to kitchen and living room/diner

Kitchen

12' 9" x 6' 3" (3.89m x 1.91m) A great room with windows into the living room, you have a range of wall to base units inset sink and drainer with mixer taps over, high standard and fully integrated hob and oven, washing machine and dishwasher, thermostatic heated towel rail and small breakfast bar.

Living Room/Dining Room

23' 8" x 13' 10" (7.21m x 4.22m) Beautiful open plan living room/dining area that is flooded with natural light from a south facing aspect, UPVC double glazed windows to front aspect, French doors open out onto a south facing balcony with great views over to the opposite gardens, marble feature fireplace that has its own thermostat control. Two wall mounted radiators.

Balcony

Access from the living room and enjoying a southerly orientation is this wonderful outside space to sit back and enjoy the Woodland aspect.

Sun Terrace

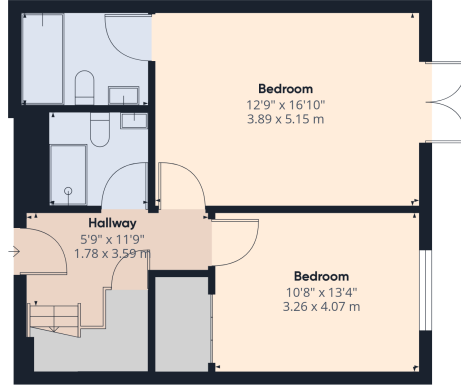
Access from the master bedroom providing a place to sit back and unwind in the warmer summer months.

Parking

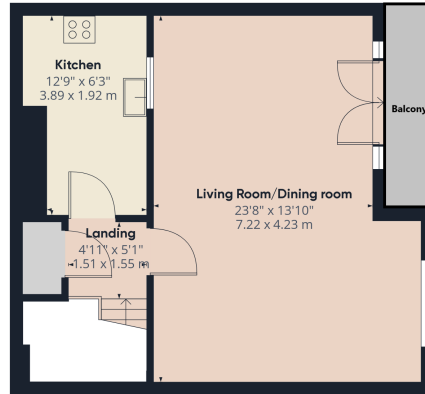
Allocated parking for two cars



FLOORPLAN & EPC



Floor 0



Floor 1



Approximate total area⁽¹⁾
1072.08 ft²
99.6 m²

(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. Calculations are based on RICS IPMS 3C standard.

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