

**Knightstone Causeway, Weston-Super-Mare, Somerset.
BS23 2AD**

**Offers in Excess of £225,000 Leasehold
FOR SALE**



PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS.....Located on the prestigious and highly sought-after Knightstone Island, this beautifully presented first-floor apartment offers the perfect combination of seaside living and modern convenience. Just moments from the promenade and beach, residents can enjoy easy access to the area's vibrant mix of bars, restaurants, and cafés, all while benefitting from the tranquillity and exclusivity that this unique development provides.

The apartment occupies a prime position within the select section of the development known as Dr Fox's, renowned for its impressive communal entrance hallways and elegant architectural style. Stepping inside, the property is welcomed by a spacious hallway which provides access to the accommodation. The heart of the home is the bright and airy open-plan living room and kitchen, which takes full advantage of its enviable position with direct panoramic views over the sea towards Brean Down and the iconic Grand Pier. This room creates the ideal space for both relaxing and entertaining while enjoying the ever-changing coastal outlook. The property offers two bedrooms, designed with comfort and practicality in mind. The main bedroom benefits from a stylish en-suite shower room, while the second bedroom is served by a modern family bathroom, making the apartment equally suited for couples, small families, or visiting guests.

Throughout, the home is enhanced by modern electric heating and contemporary finishes, ensuring both comfort and efficiency. Externally, the property enjoys an allocated parking space to the front of the building, adding further convenience for residents. Combined with its unrivalled location, breath-taking sea views, and the exclusivity of the Dr Fox's development, this apartment represents a rare opportunity to secure a stunning coastal home in one of Weston-super-Mare's most desirable settings.

FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- First floor apartment
- Stunning sea views
- 2 minute walk to the beach and bars, restaurants
- Parking space
- Open plan living area/kitchen
- 2 bedrooms
- Bathroom and En-suite shower room
- No onward chain
- EPC-D



ROOM DESCRIPTIONS

Communal front door to the communal hallway

Communal hallway:

A stunning entrance hallway with sweeping staircase up to the first floor

Main front door to the apartment

Hallway:

Spacious hallway, with doors to the all the rooms. Airing cupboard, wood effect flooring, electric heater

Living area/kitchen:

6.44m x 3.45m (21' 2" x 11' 4")
3 windows with direct views over the sea towards Brean Down and the Grand Pier.
Electric heater, sink unit, floor and wall units, plumbing for washing machine, built in oven and hob, Karndean flooring in the kitchen area

Bedroom 1:

2.97m x 2.83m (9' 9" x 9' 3")
Window, electric heater, cupboard, door to the en-suite

En-suite shower room:

Shower cubicle, wash hand basin, WC, heated towel rail

Bedroom 2:

3.07m x 2.84m (10' 1" x 9' 4")
Electric heater, window

Bathroom:

Bath with mixer shower and shower screen, WC, heated towel rail, wash hand basin, Karndean flooring

Parking:

1 allocated space to the front of the building



FLOORPLAN & EPC

