



Small Lane, Bristol
£1,650 pcm

3 bedroom semi-detached house to rent

Two groups of three accepted!

This spacious six bedroom fully furnished property is located in close proximity to UWE Glenside and Frenchay campus. Landlord can be flexible with the move-in date.

All Bills Included.

The property is well maintained and is having renovation works over the summer to keep up with the high standards the Landlord demands.

- Property

Downstairs comprises open plan kitchen dining room with white goods included and ample storage space. There is an additional reception room in the conservatory. To the rear of the house, there is a private low maintenance garden and access to a large park. A small WC completes the ground floor.

There are six double bedrooms, with ample storage options and desks for studying. There are two communal bathrooms.

- Location

The property sits just a short walk from the UWE campus and there are excellent travel links into the City Centre. Fishpond road hosts an array of nearby amenities including cafe's, bars, eateries and green spaces provide you everything you need to live a great student lifestyle.

Deposit: £1,903.84

Holding Deposit: £380.76

Garden details: Private Garden

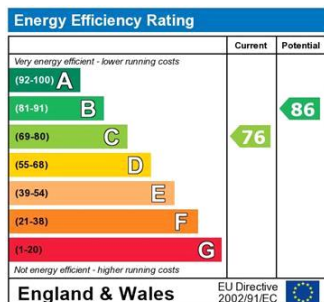
Electricity supply: Mains



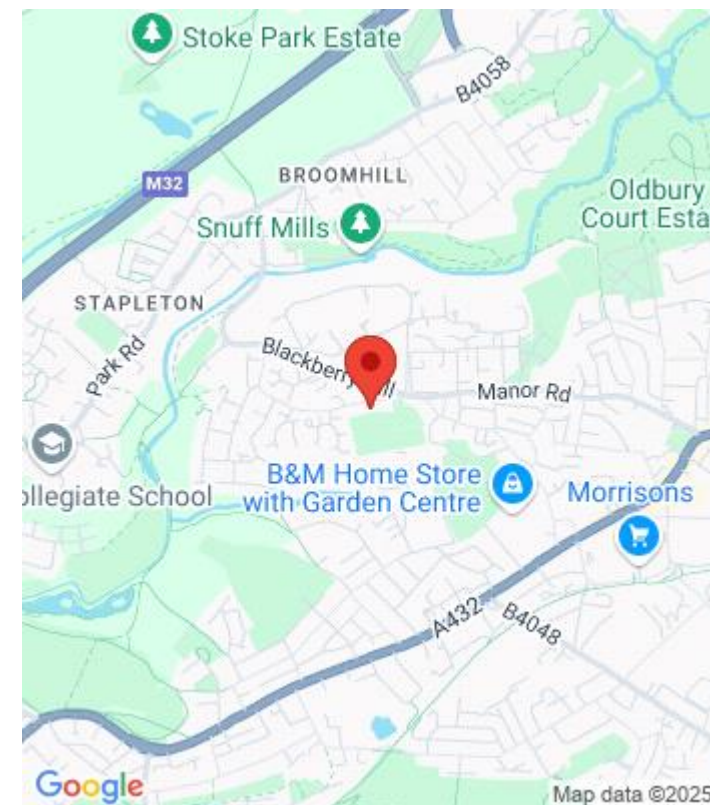
Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.



Overall Floor Area - 1158 sq ft (107 sq m) approx.
 All dimensions are given in feet and inches. Dimensions are approximate and should not be used for any purpose other than to provide a general indication of the size of the property. The actual dimensions may vary slightly from those given. The actual dimensions may vary slightly from those given. The actual dimensions may vary slightly from those given.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



Viewing by appointment only
 Hopewell
 Hope Chapel House, Hope Chapel Hill, Bristol, Bristol BS8 4ND
 Tel: 01179 118663 Email: longlets@hopewell.co.uk Website: hopewell.co.uk/