



PENTHOUSE APARTMENT ARBUTUS DRIVE BS9 2PW

GOODMAN
& LILLEY





A unique ECO penthouse apartment set within the BS9 area within an individual scheme of four ECO apartments, which showcase stunning far reaching panoramic views across the Bristol skyline.

Quietly nestled in the heart of the highly regarded leafy suburb of Coombe Dingle, which is situated close to the Blaise Estate, this spacious one double bedroom penthouse apartment has currently been left as a blank canvass yet still maintains a beautiful clean finish throughout. Stylishly appointed, in brief this unique property comprises of; private entrance hall, spacious sitting room, high quality fitted kitchen with integrated AEG appliances, master dressing room en-suite and generous master bedroom.

Predicted to boast an A-rated energy performance level as a result of its design and the implementation of additional insulation, further benefits include an air ventilation control system which will supply fresher air throughout helping to benefit those with asthma, allergies, pollen, moisture and dust allergies, solar electric and hot water systems and e-solar reflective 5mm triple glazed aluminum windows and doors.

Warmed by under floor heating throughout, this ecologically friendly apartment benefits further from communal lift and private entrance hallway with wide door access



- * Brand New Top Floor Penthouse Apartment
- * Unique Scheme of Four Eco Apartments
- * Ideally Located for BS9 Amenities
- * A Rating Efficiency, Solar Electricity & Solar Insulation
- * Far Reaching Panoramic Views



GUIDE PRICE £325,000





Guide Price: £325,000
Tenure: Share of
Freehold
Council Tax Band: TBC





LOCAL AREA



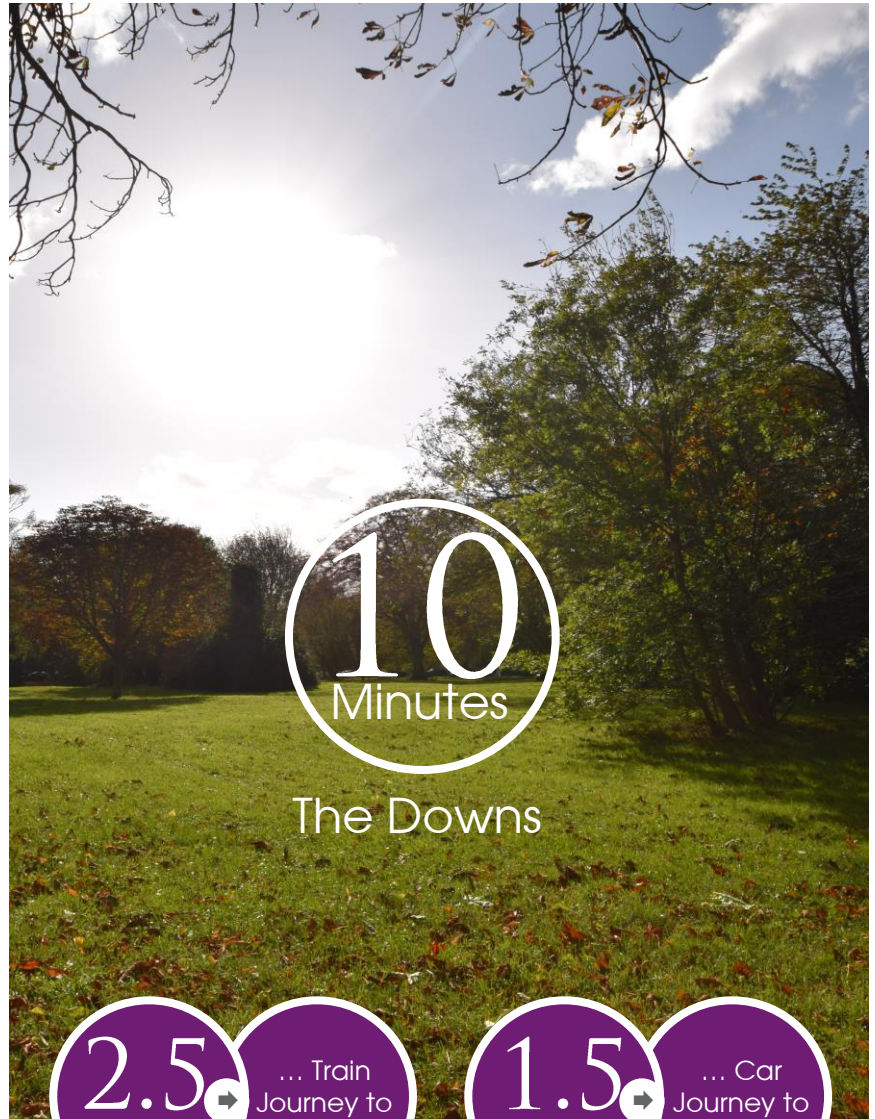
Bristol Harbourside

20 Minutes



Bristol Zoo

15 Minutes



10
Minutes

The Downs

2.5
Hours

... Train
Journey to
London

1.5
Hours

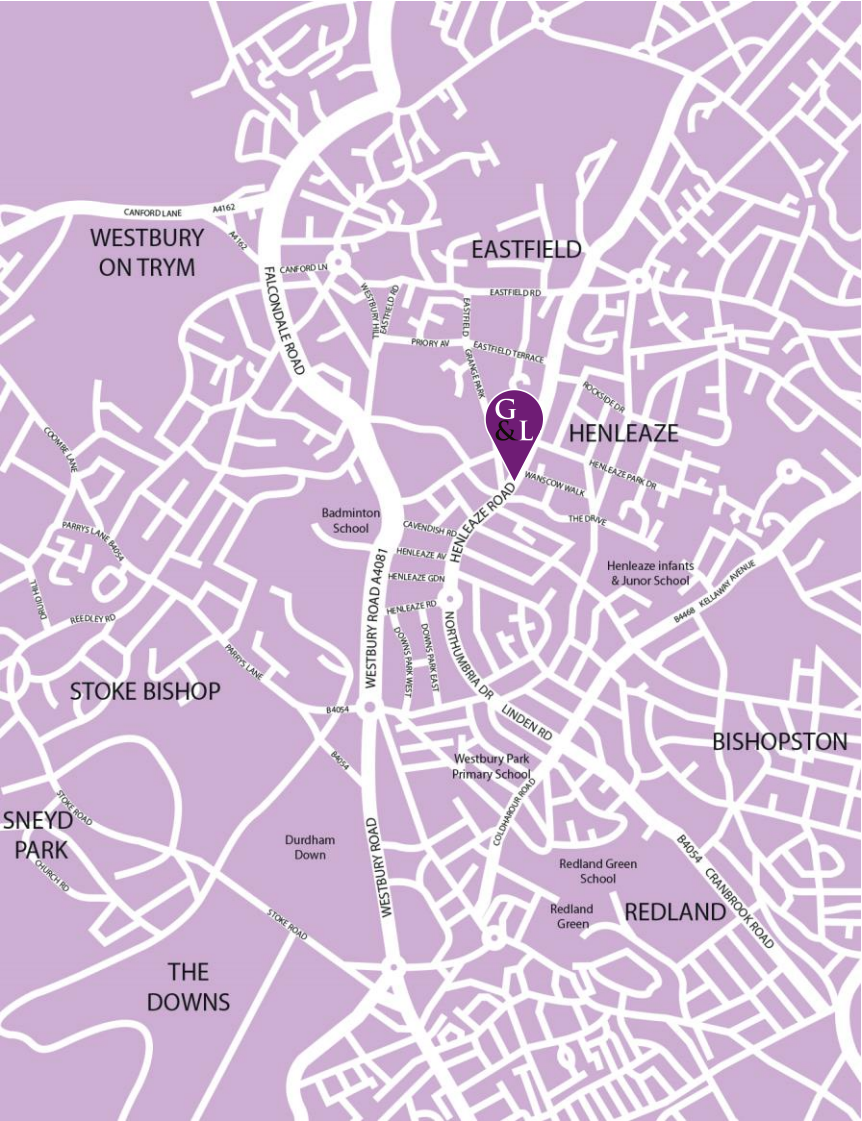
... Car
Journey to
Devon

Dubbed as a modern, dynamic green city, Bristol thrives off sharing its enviable quality of life with its residents and is a centre of culture, lifestyle, employment & education.

Perfectly placed on the bustling commuter belt, the city sits as a flagship for the South West, helping diverse sectors unite to include financial and ICT sectors, engineering, healthcare research and high calibre universities and sporting colleges.

Steeped in heritage with a legacy of fine iconic buildings, historic streets, transport hubs, parks & open spaces, regeneration plans are in place to perfectly blend the old with the new, making it easy to see why so many call it home.

As European Green Capital 2015 and the first Cycling City, investment plans continue to bring zest & new life in to Bristol and will build upon the solid foundations that have allowed Bristol to pave the way in city and lifestyle development to create a new, superbly connected entry into Bristol.



TRANSPORT

 Bristol Airport

22
Minutes

 M5, Junction 18

10
Minutes

 Temple Meads

20
Minutes

EPC BAND TBC



Cabot Circus 18 Minutes




Suspension Bridge 14 Minutes



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