



**SARAH CLARK**  
PROPERTY CONSULTANTS

TFF/FLAT 4, 9 |  
EASTFIELD ROAD, BRISTOL, BS6 6AA

Available middle of July . Situated in a highly desirable location close to all the shops, cafés, and amenities of Gloucester Road, this spacious and well-presented top floor flat offers modern living in a vibrant part of the city.

The property features an open plan living space incorporating a lounge, dining area, and fully equipped kitchen with electric oven and hob, and fridge/freezer. The layout creates a light and sociable space, ideal for relaxing or entertaining.

There is a comfortable double bedroom with the added benefit of a separate utility room housing a washing machine. The modern bathroom is well designed with a bath, separate shower cubicle, basin, and WC.

This apartment enjoys plenty of natural light throughout and offers an attractive combination of style and convenience in a sought-after area, with excellent access to the city centre, local amenities, and transport links.

Part Furnished  
Rent = £1350  
Deposit = £1557  
Council Tax Band = B  
EPC = E



## Features

- Available July 2026
- One Bedroom Apartment
- Fully Equipped Kitchen
- Modern Bathroom
- Great Location





