HOUSE+CO
PROPERTY

Sales **0117 907 0020**
Lettings **0117 902 6409**









48 Co-Operation Road, Bristol, BS5 6EJ

House & Co are delighted to bring to the market this well-presented three-bedroom house, situated in the popular BS5 area of Bristol. The property comprises an entrance hallway, a dining room, a spacious lounge, a bright kitchen complete with white goods, and a downstairs bathroom. To the rear is a large enclosed garden, ideal for outdoor enjoyment. Upstairs, there are three generously sized double bedrooms. Conveniently located close to local amenities, schools, and excellent transport links into Bristol City Centre, this property is available from 9th September. ** NOT SUITABLE FOR 3 SHARERS**

Council tax band - A (Bristol City)

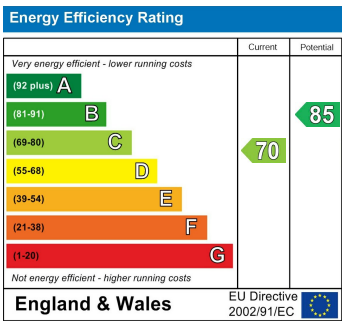
Download Speeds - Standard up to 14Mbps, Superfast up to 74Mbps and Ultrafast upto 10000Mbps

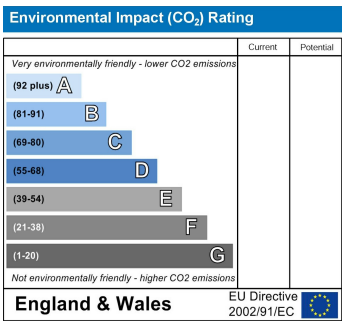
Coverage according to Ofcom mobile checker

EE - Good outdoor
O2 - Good outdoor and variable in home
Three - Good outdoor and variable in home
Vodafone - Good outdoor and variable in home

- Professionally managed by House and Co
- 3 double bedrooms
- large garden
- great location

£1,700 Per month


Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
70
85
England & Wales
EU Directive 2002/91/EC


Environmental Impact (CO_2) Rating
Current
Potential
Very environmentally friendly - lower CO2 emissions
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not environmentally friendly - higher CO2 emissions
England & Wales
EU Directive 2002/91/EC