

TO LET

CHAMPION COURT

PRIVATE
TENANTS ONLY
RIGHT OF WAY

Burg

Champion Square

St. Pauls, Bristol, BS2 9DB

ST. PAULS, BRISTOL

Champion Square

St. Pauls, Bristol, BS2 9DB

MONTHLY RENT

£1,375

2 BEDROOMS

1 BATHROOM

1 RECEPTION

517 SQ FT

516.66 SQ FT

TWO BEDROOMS

PART FURNISHED

CLOSE TO CABOT CIRCUS

OPEN PLAN LIVING

CITY CENTRE APARTMENT

ELECTRIC HEATING

WHITE GOODS INCLUDED

WELL PRESENTED

DAMAGE DEPOSIT £1586.53



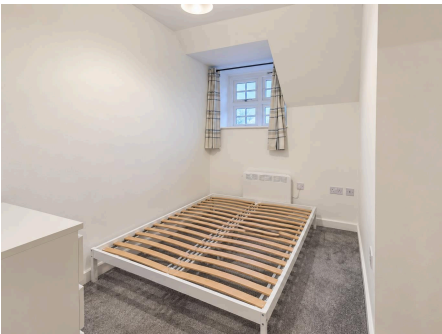
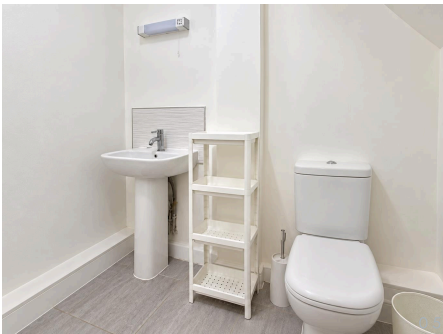
THE PROPERTY

* AVAILABLE 26.10.2026 * CENTRAL BRISTOL CITY LIVING! Jeffrey Ross are delighted to offer this modern top floor apartment to the rental market. The accommodation is accessed from the communal entrance to all levels. Comprising entrance hallway, large open plan kitchen living room, two double bedrooms and a shower room w.c. Offered part furnished with white goods that include an electric hob / electric oven, fridge freezer & washing machine. The apartment further benefits from electric heating. Outside there are communal gardens & a bike storage area. The apartment is located close to local amenities, local shops, Old Market & the Cabot Circus shopping centre.

Holding Deposit £317.30



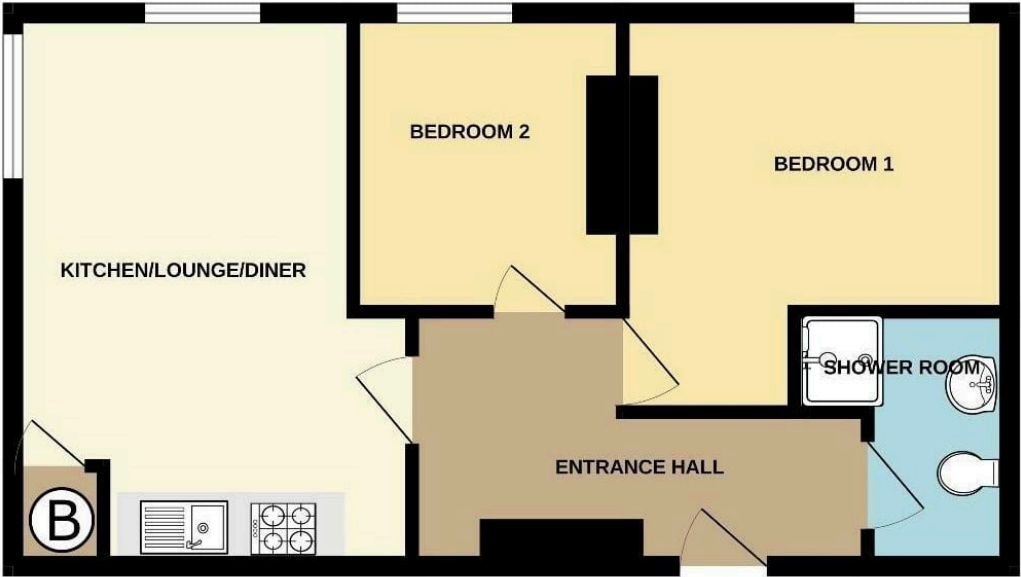
INSIDE



ACCOMMODATION

PROPERTY TYPE	FLAT/APARTMENT
INTERNAL AREA	517 SQ FT
FURNISHED	PART FURNISHED
AVAILABLE FROM	26 OCTOBER 2026
COUNCIL TAX	BAND A · ABOUT £1,809 A YEAR <i>Bristol City Council, 2026/27 estimate</i>
EPC RATING	57 · POTENTIAL 78

TOP/THIRD FLOOR



TOP FLOOR TWO BED FLAT

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Tony Wong

PROPERTY MANAGER

SOUTH BRISTOL BRANCH

0117 935 4565

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jeffreycross.co.uk



SCAN TO SEE WHAT'S
NEAR YOU

CARDIFF VALE CAERPHILLY BRISTOL

These particulars are a general guide and do not form part of any offer or contract. Measurements are approximate, taken at the widest points, and should not be relied on for carpets or furnishings. We have not tested any services, appliances, fittings or systems. Photographs may have been taken with a wide-angle lens. Council tax band is as advised by the landlord. A holding deposit, a security deposit and other permitted payments may apply; the current schedule is published at jeffreycross.co.uk/docs/lettings-fees.pdf. Client money protection: Client Money Protect, membership CMP001425. Jeffrey Ross, 177–179 North Street, Southville, Bristol, BS3 1JQ. 0117 935 4565. The Property Ombudsman, membership D03828. jeffreycross.co.uk