


# Winchester Road

*Brislington, Bristol, BS4 3NL*

BRISLINGTON, BRISTOL

# Winchester Road

*Brislington, Bristol, BS4 3NL*

MONTHLY RENT

## £1,500

2 BEDROOMS

1 BATHROOM

1 RECEPTION

646 SQ FT











## THE PROPERTY

* AVAILABLE 04.12.2026 * TWO DOUBLE BEDROOM TOP FLOOR FLAT WITH BILLS INCLUDED! Jeffrey Ross are delighted to offer this top floor apartment to the rental market (ALL UTILITY BILLS INCLDUED, water, council tax, gas and electric). Comprising entrance hallway, two double bedrooms, open plan fitted kitchen, living room, bath/shower room & w.c and living room. Offered unfurnished with white goods that include an electric hob/electric oven & fridge/freezer. The apartment further benefits from gas heating. The flat is located close to local amenities, local shops and the city centre.

Damage deposit £357.69

KEY FEATURES

645.84 SQ FT

WELL PRENSTED

TOP FLOOR FLAT

BILLS INCLUDED

TWO DOUBLE BEDROOMS

DOUBLE GLAZING

ELECTRIC OVENN

FRIDGE/FREEZER

CLOSE TO LOCAL AMENITIES

DAMAGE DEPOSIT £1788.46




Hisense
BOSCH
Vaillant







*Two bedroom top floor flat in the popular location of Brislington. Bills included in rental amount.*



OLIVIA MELVILLE-BROWN
SALES & LETTINGS BRANCH MANAGER · SOUTH BRISTOL



# Winchester Road, Brislington, Bristol, BS4 3NL



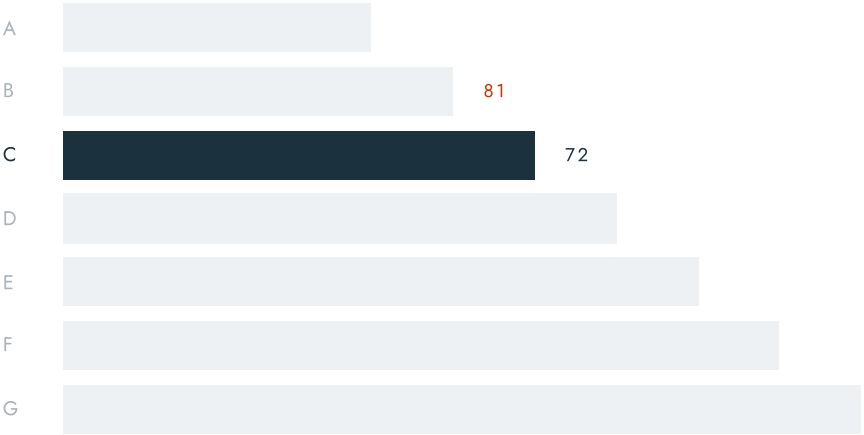

All measurements are approximate and for display purposes only

Not to scale. Measurements are approximate and for illustration only.

ENERGY & MATERIAL INFORMATION

# Energy efficiency

*Currently band C, with the potential to reach band B.*




Rating 72 · potential 81. The full certificate is available on request and on the property's page at jeffreyross.co.uk.

| | |
|---|---|
| PROPERTY TYPE | FLAT |
| INTERNAL AREA | 646 SQ FT |
| FURNISHED | UNFURNISHED |
| AVAILABLE FROM | 4 DECEMBER 2026 |
| COUNCIL TAX | BAND B · ABOUT £2,111 A YEAR<br>*Bristol City Council, 2026/27 estimate* |
| EPC RATING | 72 · POTENTIAL 81 |

COME AND SEE IT

# Arrange a viewing

*Our South Bristol team can arrange a private viewing, usually within days – call 0117 935 4565.*




## Olivia Melville-Brown

SALES & LETTINGS BRANCH MANAGER

SOUTH BRISTOL BRANCH

0117 935 4565

177–179 NORTH STREET, SOUTHVILLE, BRISTOL, BS3 1JQ


SCAN TO SEE WHAT'S NEAR YOU


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 jeffreyross.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. jeffreyross.co.uk

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CARDIFF VALE CAERPHILLY BRISTOL

SCAN TO SEE WHAT'S
NEAR YOU