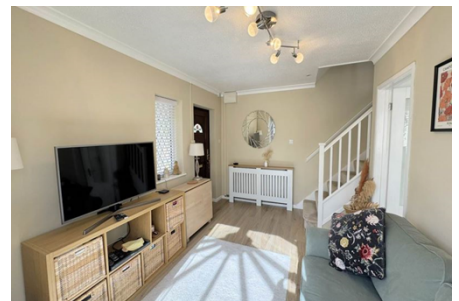


House 'To Let'

£1,025 PCM

Campion Close, Thornbury



**KEY FEATURES**

One Bedroom - Well Presented - House - Conservatory - Cul-De-sac Location - Gas Central Heating - Enclosed Patio Garden - Low Maintenance - Double Glazing - Allocated Parking For Two Cars - Unfurnished

**EPC - C - DEPOSIT £1182.00**

## Description

This exceptional one bedroom house is not to be missed! Offering a light and airy living space, the property has been modernised throughout by the current owner and is presented to a high standard! Unfurnished accommodation comprises, entrance porch, lounge leading into a lovely conservatory with french doors onto the patio garden. The kitchen is fitted with an electric oven and hob and space for a washing machine. Upstairs you will find a very generous bedroom with a built in cupboard housing the boiler and wetroom with shower, wc and wash hand basin. Outside there is a low maintenance enclosed patio garden and allocated parking spaces for two cars. Available 1st November 2024 for six months to long term. Suit single person or couple. Non smokers only.



## Situation

Thornbury is a thriving market town to the north of the City of Bristol and the M4/M5 interchange, with excellent commuting links via the motorway network and by rail from Bristol Parkway Station (Paddington/South Wales). The High Street offers a wide variety of shops, cafes, pubs and restaurants. Other facilities include the leisure centre, golf course and library, plus open community spaces, parks and sports grounds/clubs. The town is blessed with a number of primary and junior schools, plus The Castle secondary school ([www.castle.gloucs.sch.uk](http://www.castle.gloucs.sch.uk)) which is situated on the edge of open countryside close to Thornbury's Tudor Castle, now a luxury hotel.



## Local Authority & Council Tax

South Gloucestershire Council  
Council Tax Band - A



## Contact & Viewing

T: 01454 417336  
w: [www.milburys.co.uk](http://www.milburys.co.uk)

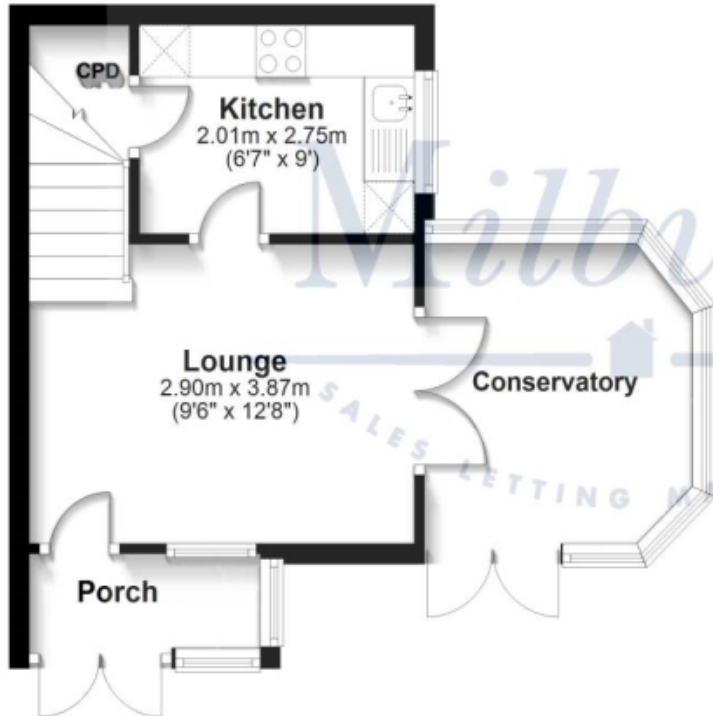




## Floorplan

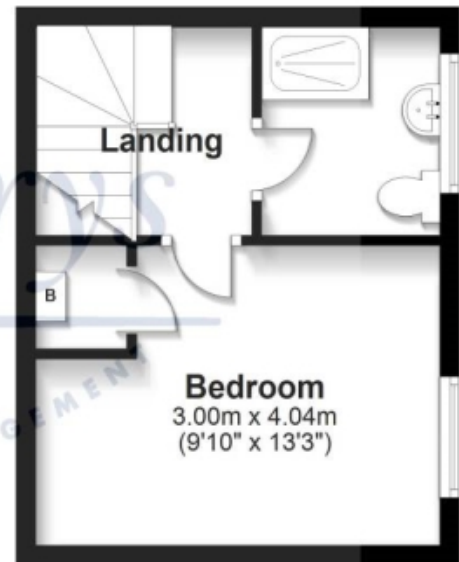
### Ground Floor

Approx. 29.4 sq. metres (316.6 sq. feet)

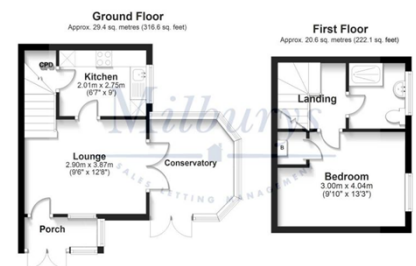


### First Floor

Approx. 20.6 sq. metres (222.1 sq. feet)



## Additional Photos



## Important Notice

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