



Cote Lane

ST MONICA TRUST

39 Oatley House 2 bedroom first floor apartment



Cote Lane, Bristol BS9 3TN

£650,000 leasehold
(other charges apply)



St Monica Trust



APPROVED
OPERATOR



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[View from apartment](#)

Specification

- South facing, located on the first floor with views over the parkland
- Spacious living room with full length windows and room for dining
- Two bedrooms
- High ceilings and hallway storage
- Constructed in 1920 to be refurbished in 2024.:
- with new kitchen with extractor fan, hob and eye level oven (space for dishwasher, washer/dryer and fridge/freezer)
- new shower room
- wooden effect flooring in the hallway
-

Available October 2024



Typical kitchen



Typical ensuite shower room

Community Fees

£11,615 single person per annum

£15,234 couple per annum

Viewings

Please call the sales team

to book on **0117 949 4004**

Council Tax

Council Tax Band E

£3,007 per annum

EPC

Current EPC Band D (Rating 59)

Potential EPC Band D (Rating 66)

Please note

This apartment is sold unfurnished. Dimensions shown are maximum.

Certain particulars may vary, please check with our sales team.

St Monica Trust buys back all properties at the end of each ownership period.

The seller receives back the original purchase price after deducting a reinstatement charge and any outstanding charges.

The reinstatement charge covers the costs of putting the apartment back into an 'as new' condition. The cost of the reinstatement varies from £3,000 to

£10,000 dependent on the size of the apartment and the level of redecoration required.

If you express an interest you may need to meet with the Village Manager immediately after your viewing appointment.

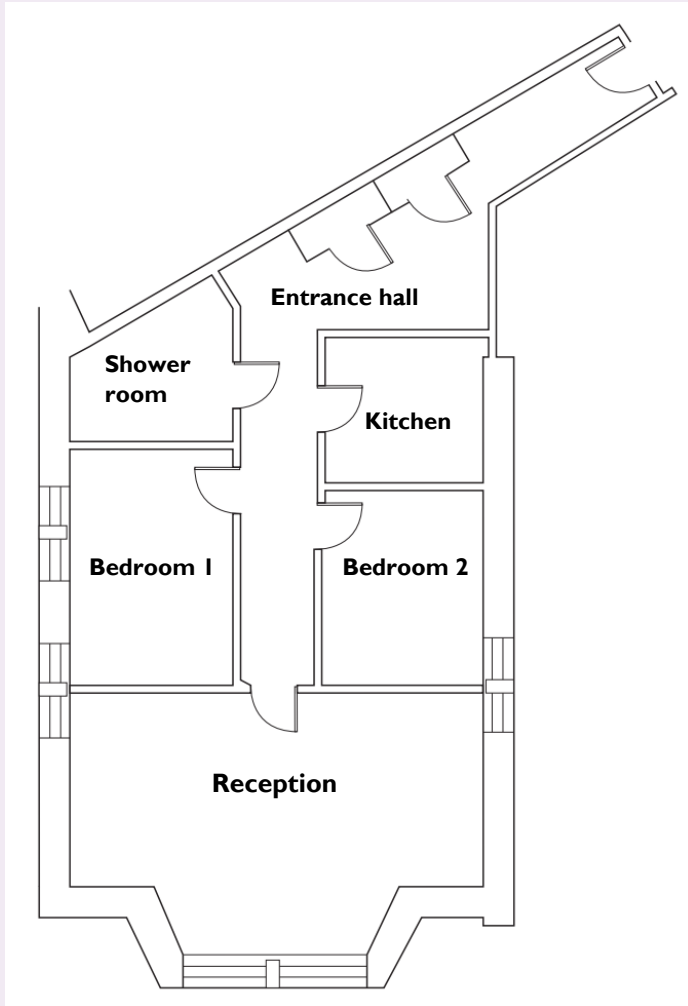


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Reception

6.90m x 4.52m

22'8" x 14'10"

Bedroom 1

3.78m x 2.74m

12'5" x 9'0"

Bedroom 2

2.82m x 2.72m

9'3" x 8'11"

Kitchen

2.72m x 2.36m

8'11" x 7'9"

TOTAL AREA

98 SQM

To unsubscribe please telephone
0117 949 4004 or email
sales.team@stmonicastrust.org.uk



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