

HUNTERS®

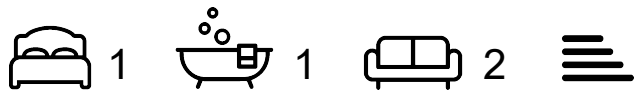
HERE TO GET *you* THERE



Urban Edge, 31 Clinton Road

Bristol, BS3 5PB

£250,000



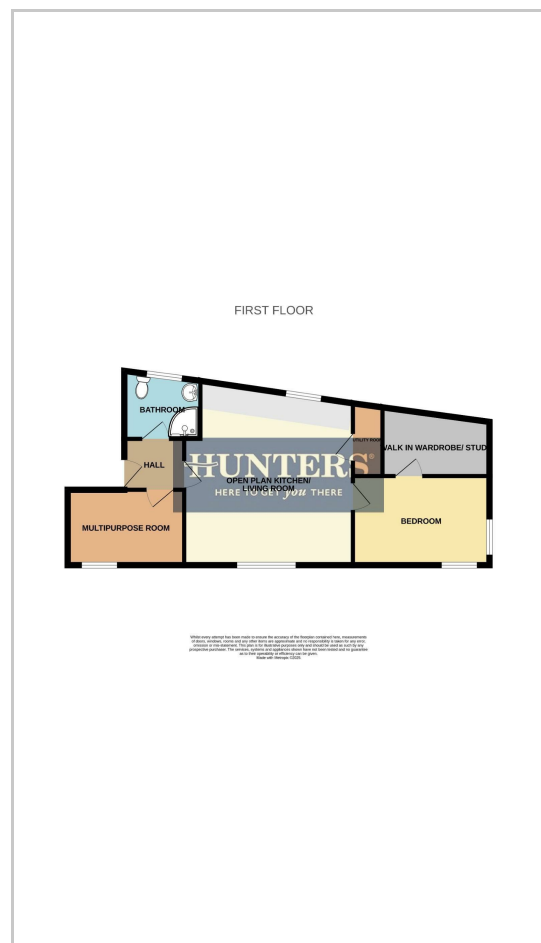
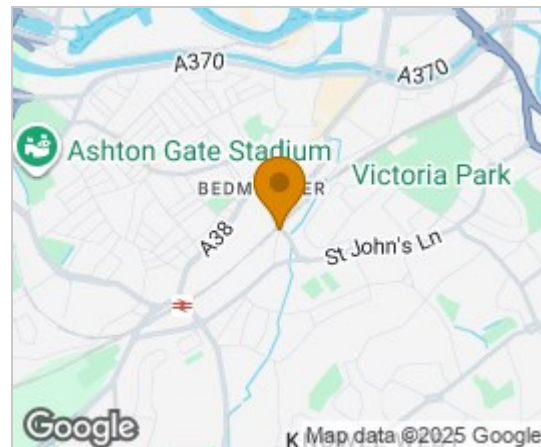
A selection of four stunning apartments, starting from £235,000 - Open day 1st February!

FIRST FLOOR



While every attempt has been made to ensure the accuracy of the figures contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error.

multipurpose room 10'9" x 7'0" (3.30 x 2.14)



Energy Efficiency Rating

Very energy efficient - lower running costs

Rating	Energy Consumption (kWh/m²/yr)	Running Costs (£/yr)	Current	Potential
(92 plus) A	15-20	£10-15		
(81-91) B	21-30	£15-20		
(69-80) C	31-40	£20-25		
(55-68) D	41-50	£25-30		
(39-54) E	51-60	£30-35		
(21-38) F	61-70	£35-40		
(1-20) G	71-80	£40-45		

Not energy efficient - higher running costs

EU Directive 2002/91/EC

England & Wales

Environmental Impact (CO₂) Rating

Very environmentally friendly - lower CO₂ emissions

Rating	CO ₂ Emissions (kg/m²/yr)	Running Costs (£/yr)	Current	Potential
(92 plus) A	15-20	£10-15		
(81-91) B	21-30	£15-20		
(69-80) C	31-40	£20-25		
(55-68) D	41-50	£25-30		
(39-54) E	51-60	£30-35		
(21-38) F	61-70	£35-40		
(1-20) G	71-80	£40-45		

Not environmentally friendly - higher CO₂ emissions

EU Directive 2006/94/EC

England & Wales