



APPLEWOOD ,
EASTER COMPTON, BS35 5SD

GOODMAN
& LILLEY







APPLEWOOD

EASTER COMPTON BS35 5SD

GUIDE PRICE
£625,000

A golden opportunity to acquire this delightfully detached bungalow set in a private cul de sac on a level plot in the heart of the popular village of Easter Compton. Applewood boasts great sized and engaging living space as well as four bedrooms and two bathrooms, making the accommodation flexible to one's own needs.

Location

Easter Compton is situated approximately 1.5 miles away from junction 17 of the M5 offering commuters excellent access into Bristol, the south west, Gloucester and the M48 to Wales. For rail commuters the railway station at Severn Beach is just 2.2 miles away. Local facilities in the village include The Fox public house, popular nearby farm shop and off license. The Mall at Cribbs Causeway is also just 1.8 miles away with huge range of shopping, retail and eateries. The village enjoys an Annual Carnival in the summer.

Entrance

When entering the cul de sac you are greeted by a driveway to three properties "Applewood" being one of these. The private driveway for the property offers parking opportunities with plenty of space for a larger vehicle such as a caravan or motor home, as well as a level lawn and access to the garage.

Accommodation

Please see the floorplan for room measurements and the property layout.

Upon entering the spacious entrance hall, you are immediately struck by the sense of openness. Doors lead to all the main rooms, including the garage via the kitchen/breakfast room.

At the rear of the property, a generously sized sitting room opens out onto the gardens, offering a peaceful retreat. The adjoining dining room is equally spacious, seamlessly connecting with the sitting room, conservatory, and hallway, creating a great flow throughout the home. The large conservatory, with windows on three sides, offers stunning views of the garden and is the perfect spot to relax and enjoy the surrounding greenery. The kitchen/breakfast room is well-equipped with a range of wall and base units, integrated appliances, and space for a breakfast table. It also offers direct access to the integral garage.

The four bedrooms, each spacious enough to accommodate a double bed, are located off the main hallway. The

property also includes a bathroom and a separate shower room, catering to the needs of the household.

Gardens

The gardens surround the bungalow on three sides and offer a level outside space comprising of lawn and patio areas with borders and beds.

Garage and Driveway

There is a fantastic adjoining 21ft x 17ft oversized garage/workshop which offers a multitude of uses and driveway parking for 4 cars comfortably.

Directions

From the M5 J17 take the B4055 to Easter Compton. Continue through the village passing The Fox public house, the property can be found by taking the next left.



- Spacious Detached Bungalow
- Set In The Centre Of A Level Well Tended Plot
- Positioned In The Heart Of The Village Of Easter Compton
- Four Double Bedrooms / Three Reception Rooms
- Superb Kitchen/Breakfast Room
- Adjoining Oversized Garage/Workshop





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Floor Plan



Total area: approx. 188.1 sq. metres (2024.2 sq. feet)

Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.

Plan produced using PlanUp.

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