



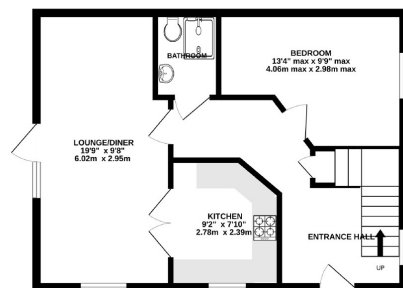
Lawrence Weston - £229,995

2 bed bungalow

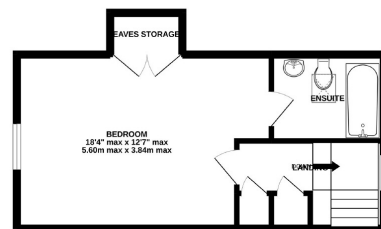
107 Broadlands Drive, BS11 0GG



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Ocean are pleased to offer a rare opportunity to purchase a 2 bedroom bungalow with no onward chain!

The property is situated just moments from the local shops at Ridingleaze, GP surgery and bus stops which lead into Bristol City Centre and Cribbs Causeway.

As you enter into this lovely home you are presented with a spacious hallway which has been specifically designed as wheelchair friendly access. There is a spacious lounge/diner which has double doors leading into the kitchen and provides access to the garden. Also on the ground floor you have a double bedroom and wet room that has a saloon style door for accessibility.

Upstairs is the master bedroom. This is a generous size room which benefits from having an en-suite with a skylight window and built in storage cupboards.

Externally you have front and side gardens. The main garden has a patio area, perfect for outdoor dining and lawn area.

APPLICANTS MUST BE 55 YEARS OR OLDER TO PURCHASE THIS PROPERTY

Material information by the owner:
Leasehold - 113 years remaining
Ground rent - £334.75 per year
Management charge - n/a
Contribution towards buildings insurance - £112.26 per year
Council tax band - B

Please note the owner of this property is a relation to an Ocean Employee.



Shirehampton Office

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BS11 0DP

Call: 0117 9380611

Mail:

Search: oceanhome.co.uk

References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.