## New Buildings FISHPONDS

APPROXIMATE FLOOR AREA 87.2 SQM / 938 SQFT



GROUND FLOOR FIRST FLOOR Studio 10.79 m² (3.30 × 3.27) Kitchen 25.02 m² (4.08 × 6.75) Bedroom 8.02 m² (2.45 × 3.27) Bathroom 3.43 m<sup>2</sup> 146 × 2.39 Hall 2.52 m² (2.51 × 1.01) 2.67 m<sup>2</sup>  $1.93 \times 1.60$ Closet 0.75 m<sup>2</sup> Bedroom 14.68 m² (4.03 × 3.65) Bedroom 10.90 m² (3.08 × 3.55)

## **Boardwalk**

## **New Buildings**

FISHPONDS, BRISTOL





£415,000

2 Bedrooms





**BS16 2BT** 

2 Bathrooms

"This amazing home and neighbourhood has been a true haven for our family. The high street is a gem, with fantastic cafes, pubs and wholefood store. We have also spent hours on scenic cycle routes which we are fortunate to be surrounds by to Bath or The Cotswolds. Our garden has been a favourite spot for sunny lunches, quiet moments, and BBQs with friends, and the garden room we built at the end of it has been a dream for working from home. The house is our oasis, perfect for getting cozy by the fire in winter or entertaining with its open-plan outside/inside kitchen on warm days. We would happily stay another 10 years if we could, and we hope the next owners love it as much as we have."



