



Queens Road, Bristol

- Three Bedrooms
- Under Floor Heating
- Ensuite & WC
- Detached
- No Onward Chain
- Off-street Parking

Guide Price £280,000

Tenure: Freehold

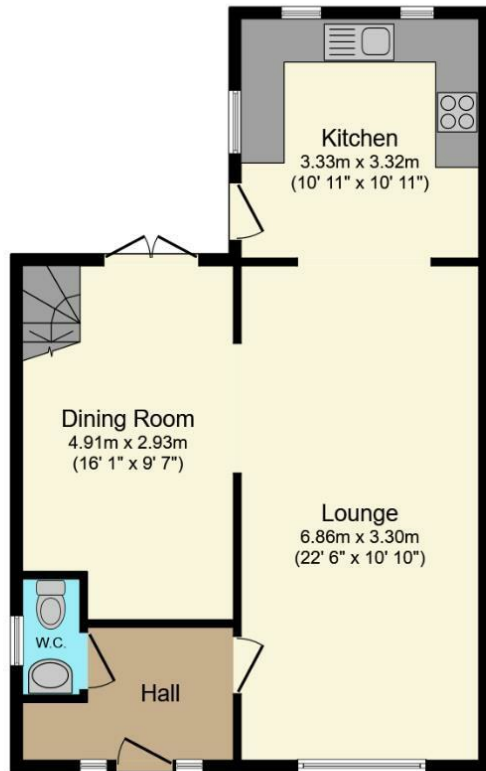
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HERE TO GET *you* THERE

Queens Road, Bristol

DESCRIPTION

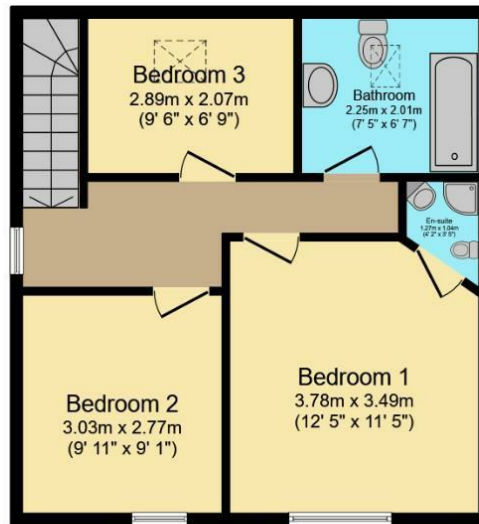
Presenting to the market, this well-maintained detached home in Bishopsworth. Offering a generous layout with three well-proportioned bedrooms, two bathrooms, and two spacious reception rooms. Situated close to a variety of amenities, schools, shopping facilities, and dining options, the property also benefits from excellent road and transport links for convenient travel locally and beyond. Further benefits include a driveway, a low-maintenance rear garden, and the advantage of being sold with no onward chain.





Ground Floor

Floor area 54.7 m² (589 sq.ft.)



First Floor

Floor area 43.5 m² (468 sq.ft.)

TOTAL: 98.2 m² (1,057 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Viewing

Please contact our Hunters Bishopsworth Office on 0117 244 4441 if you wish to arrange a viewing appointment for this property or require further information.
 25 Highridge Road, Bristol, BS13 8HJ
 Tel: 0117 244 4441 Email: bishopsworth@hunters.com <https://www.hunters.com>



ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating	Current		Potential	Environmental Impact (CO ₂) Rating	Current		Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A				(92 plus) A			
(81-91) B				(81-91) B			
(69-80) C				(69-80) C			
(55-68) D				(55-68) D			
(39-54) E				(39-54) E			
(21-38) F				(21-38) F			
(1-20) G				(1-20) G			
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions			
			75				86
England & Wales	EU Directive 2002/91/EC			England & Wales	EU Directive 2002/91/EC		

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered

