

HUNTERS®

HERE TO GET *you* THERE



2 Oatley Way

Fishponds, Bristol, BS16 2FU

£325,000



Hunters are delighted to offer for sale this superb 2 double bedroom end terrace property located in the highly popular Barratt development within walking distance to Vassalls Park and Oldbury court estate. This beautifully presented and well modernised home would ideally suit first time buyers with internal accommodation briefly comprising of a good size lounge, and a fabulous kitchen/diner with French doors opening onto the rear garden and a downstairs modern cloakroom. To the first floor there are 2 double bedrooms and a stylish luxury appointed bathroom. Further benefits include, Upvc double glazed windows, gas central heating, off street parking and a landscaped rear garden. Internal viewing highly recommended!



Entrance
Via door to lobby.

Cloakroom
Low level w.c. wash hand basin, fitted radiator.

Lounge 12'10" x 11'4" (3.93m x 3.46m)
UPVC double glazed window to front, two fitted radiators, stairs to first floor.

Kitchen Dining Room 14'4" x 9'3" (4.37m x 2.83m)
UPVC double glazed French doors to rear, radiator, a lovely kitchen comprising gloss fitted base and wall units with under lighting, tiled splash back, rolled top working surfaces, oven with gas hob, integral dishwasher, washing machine and fridge/freezer, storage cupboard, space for table and chairs.

First Floor Landing

Bedroom 1 10'11" x 10'8" (3.35m x 3.27m)
UPVC double glazed window to front, fitted radiator, built in large cupboard space, access to loft space.

Bedroom 2 11'2" x 7'10" (3.41m x 2.40m)
UPVC double glazed window to rear, fitted radiator.

Bathroom
Opaque double glazed window to rear, luxury appointed with panelled bath with over head shower that runs off of the mains system, w.c. pedestal wash hand basin, tiled splash back, chrome fitted heated towel rail, partly tiled throughout.

Exterior
To the rear has landscaped garden with paved patio adjoining the property, section of artificial turf, timber shed, side pedestrian access leading onto pedestrian access lane. To the front has its own allocated parking space directly in front of the property.

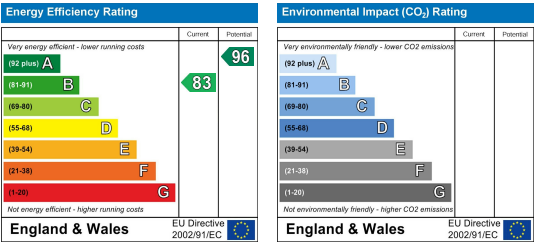
Area Map



Floor Plans



Energy Efficiency Graph



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 by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.