



**3 Bed  
House - Semi-  
Detached  
located in  
Bridgewater**  
Asking Price £475,000



**G R E G O R Y S**  
— E S T A T E   A G E N T S —



91 Bath Road  
Bridgegate  
Bristol  
BS30 5NJ



3



1



3



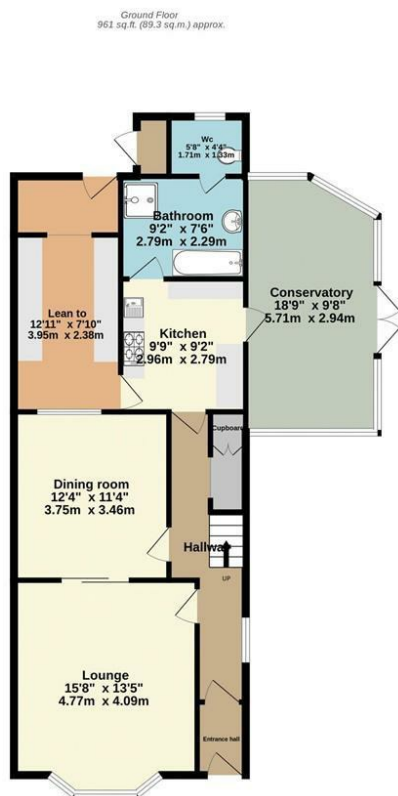


## DIRECTIONS

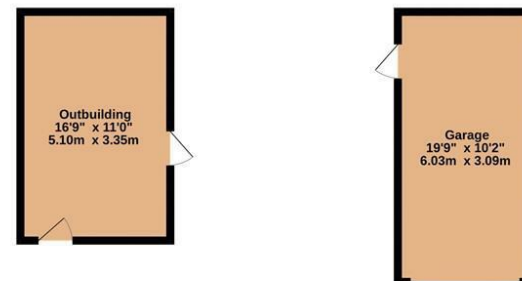
## CONTACT

Unit 1 Market Walk  
Keynsham  
Bristol  
BS31 1FS

E: [enquiries@gregorys.click](mailto:enquiries@gregorys.click)  
T: 01179 866644  
[gregorys.click](http://gregorys.click)



Outbuilding & Garage  
384 sq.ft. (35.7 sq.m.) approx.



TOTAL FLOOR AREA: 1830 sq.ft. (170.1 sq.m.) approx.

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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



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