



- Handsome Victorian Home
- Beautifully Presented
- Two Reception Rooms
- Modern Kitchen
- Contemporary Bathroom
- Three Double Bedrooms
- Larger Than Average Garden
- Off Street Parking

4 Pilemarsh, Redfield, Bristol, BS5 9NT  
Offers Over £400,000 Freehold

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PROPERTY TYPE House - End Terrace  
BEDROOMS 3  
RECEPTION ROOMS 2  
BATHROOMS 1  
EPC RATING D  
COUNCIL TAX BAND B



Offered for sale is this handsome, stone fronted, double bay, Victorian end of terrace house built in 1894. Meticulously presented and decorated throughout by the current owners. Entrance vestibule leading to hallway, living room with bay windows to the front, large living room to the rear with French doors leading to garden, kitchen and well appointed bathroom are all at the ground floor. At the first floor are three double bedrooms, the master with bay windows to the front. Outside to the rear is the garden which is much larger than average for this area and has the advantage of off street parking. An early viewing of this beautiful home is a must!

Pursuant to the Estate Agents Act we advise that the Vendor of the property an employee of D W Smith.



## the location

Set in the extremely popular locality on the Redfield/St George borders, being a stones throw away from Netham Playing Fields, five minute stroll to St George Park and with the local shops, bars and restaurants on Church Road again just a few minutes walk away. The number 5 bus will take you from directly outside of the property to Clifton Village in approximately 25 minutes. There are also two primary schools on the doorstep.

## what the owners will miss

*I will miss sitting in my garden in the summer and being able to walk my dog in the beautiful St George Park.*

## just a thought...

If you hadn't considered an older home then this is the one! With bags of character yet with every modern convenience, the property has one of the largest gardens in the area plus rarely available off street parking and all the benefits of Church Road literally on your doorstep. This is one not to be missed.