



Connells

Watsons Road
Longwell Green BRISTOL

Watsons Road Longwell Green BRISTOL BS30 9DW

for sale
£450,000



Property Description

A beautifully presented 1930's style , semi detached house. The property comprises entrance hall, good size lounge with Victorian style fire place, spacious open plan kitchen/family room with a modern style kitchen, with sitting and dining area. To the first floor there are three good size bedrooms and a modern style bathroom. to the rear is a generous sized garden and garage. To the front is a driveway leading to the garage. Viewing is highly recommended.

Entrance Hall

Composite door to the front, stairs leading to the first flooring with storage cupboard under, radiator, laminate wood effect flooring.

Cloakroom/ Wc

Double glazed frosted window to the side, low level WC, wash hand basin, tiled splashback, radiator, laminate wood effect flooring

Lounge

13' 8" x 11' 8" (4.17m x 3.56m)
Double glazed box bay window to the front, Victorian style fireplace with inset gas fire, laminate wood effect flooring, radiator.

Kitchen/ Family Room

23' 1" max x 16' 5" max (7.04m max x 5.00m max)
L shaped room, Double glazed french doors to the rear garden, double glazed window to the rear, one and a half bowl sink with mixer tap, a range of modern style fitted wall and base units, work surfaces, space for range style cooker, breakfast bar island, contemporary style radiator, log burner, integrated dishwasher, integrated washing machine, downlighters., cupboard housing the gas boiler

First Floor Landing

Double glazed window to the side, loft access.

Bedroom One

10' 8" max x 13' 7" into bay (3.25m max x 4.14m into bay)
Double glazed box bay window to the front,built in wardrobes, radiator

Bedroom Two

11' 8" x 9' front of wardrobes (3.56m x 2.74m front of wardrobes)
Double glazed window to the rear, laminate wood effect flooring, radiator, two built in wardrobes

Bedroom Three

9' 1" x 8' 6" (2.77m x 2.59m)
Double glazed window to the rear, radiator

Bathroom

Double glazed frosted window to the front, panel bath with mixer tap and shower attachment, pedestal hand basin, low level WC, heated towel rail, tiled splashbacks.

Front Garden,

Low level stone wall, lawn and driveway

Rear Garden

Enclosed with wooden shed, greenhouse, vegetable plot, lawn, borders hosting plants and shrubs

Garage

double doors, light and power





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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

To view this property please contact Connells on

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EPC Rating: E

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Tenure: Freehold



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Property Ref: BLG103988 - 0005