

HUNTERS®

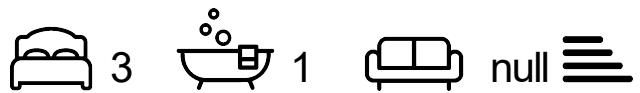
HERE TO GET *you* THERE



High Street

Oldland Common, Bristol, BS30 9QG

£365,000



Council Tax:



187 High Street

Oldland Common, Bristol, BS30 9QG

£365,000



Porch

4'11" x 3'10" (1.52 x 1.19)

Access to the front property through the front door into the porch with outside light, double glazed window to side, tile flooring, stable door leading through to the lounge.

Lounge

13'7" x 11'8" (4.15 x 3.58)

Double glazed window with deep sill to the front, attractive original stone fireplace with wood burner, laminate flooring, radiator, double doors leading through to the dining room.

Dining Room

13'7" x 8'4" (4.15 x 2.56)

uPVC double glazed window to rear, hand built solid wood open tread stairs to first floor, laminate flooring, radiator. Access to the kitchen.

Kitchen/ Breakfast Room

10'9" x 15'5" (3.29 x 4.71)

uPVC double glazed window to side, double glazed French doors opening onto rear garden, equipped with an extensive range of cream base and wall cupboards with contrasting dark wood block effect work surfaces, Belling gas burner cooking range, integrated washing machine and dishwasher, space for fridge/freezer and tumble dryer, tiled flooring, single drainer sink unit with mixer tap, cupboard housing Worcester gas combination boiler supplying central heating and hot water, radiator.

Landing

6'0" x 10'3" (1.85 x 3.14)

Laminate flooring, hatch to insulated loft space.

Bedroom One

13'2" x 11'11" (4.03 x 3.64)

Leading from the landing into bedroom one. Feature cast iron fireplace with tiled hearth, radiator, laminate flooring and double glazed window with deep sill to the front.

Bedroom Two

10'11" x 15'6" (3.33 x 4.73)

Leading from the landing into bedroom two. Double glazed window to the rear, laminate flooring, radiator, hatch to loft.

Bedroom Three

6'0" x 10'3" (1.83 x 3.14)

Leading from the landing into bedroom three. Velux window, laminate flooring, radiator.

Bathroom/ Shower Room

6'8" x 8'0" (2.05 x 2.44)

Leading from the landing into the family bathroom comprising modern cream vanity wash hand basin, low level WC, chrome heated towel rail, power shower with glass shower cubicle, part tiled walls, fully tiled floor, velux window and extractor fan.

Front Garden

There is off-street parking immediately to the front of the property.

Rear Garden

The rear garden is of excellent size being fully enclosed, enjoying a sunny aspect with decked walkway, steps to patio area, mainly laid to lawn with mature flower beds and exterior light. Two outhouses/sheds one with power & light. Outdoor tap.



Road Map



Hybrid Map



Terrain Map



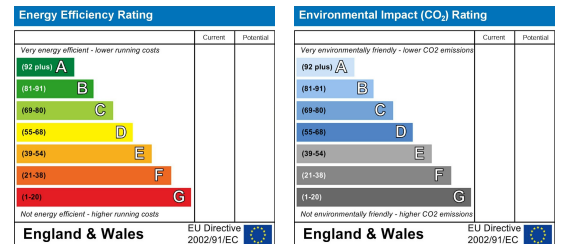
Floor Plan



Viewing

Please contact our Hunters Whitchurch Office on 01275 891444 if you wish to arrange a viewing appointment for this property or require further information.

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.