



Longway Avenue, Bristol
BS14 0DN

£310,000



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Longway Avenue, Bristol

DESCRIPTION

This semi-detached property is currently listed for sale and offers potential buyers an excellent opportunity to create their dream home. Though in need of modernisation, the house has a solid structure with unique features including a garage, parking, and a garden.

The property comprises of one reception room, a kitchen, three bedrooms, and a bathroom. The reception room is a spacious lounge diner with sliding patio doors leading to the rear garden. This provides an abundance of natural light and presents a lovely view of the outdoor space.

The kitchen, situated to the rear of the property, has a side door, providing direct access to the garden. This functional space is waiting for a new owner to add their personal touch.

For sleeping arrangements, there are three bedrooms - two spacious double rooms and a single room. The bathroom is currently set up as a shower room.

The property is offered without an onward chain, making it an ideal purchase for families or couples looking to settle quickly. Its location is superb, with easy access to public transport links, nearby schools, and local amenities. This property is a blank canvas with immense potential for transformation into a beautiful family home.



ROOMS

Entrance Porch

Access to the front property through the porch door into the lounge/diner.

Lounge/diner

Leading from the porch into the lounge/diner, double glazed window to the front, sliding patio doors to the rear, access to the kitchen and door giving you access to stairs leading from the ground floor to the first floor.

Kitchen

Leading from the lounge/diner into the kitchen. The kitchen consist of built in matching wall and base units, oven and gas hob, space for fridge/freezer and washing machine. Storage cupboard, double glazed window to the rear, and side door giving you access to the garden.

Landing

Stairs leading from the ground floor to the first floor. Access to all three bedrooms and shower room.

Bedroom One

Leading from the landing into bedroom one. Double glazed window to the front.

Bedroom Two

Leading from the landing into bedroom two. Double glazed window to the front and built in wardrobes.

Bedroom Three

Leading from the landing into bedroom three. Double glazed window to the rear and storage cupboard.

Shower Room

Leading from the landing into the shower room. The shower room consist of a w/c, hand wash basin, shower and obscured double glazed window to the rear.

Garage

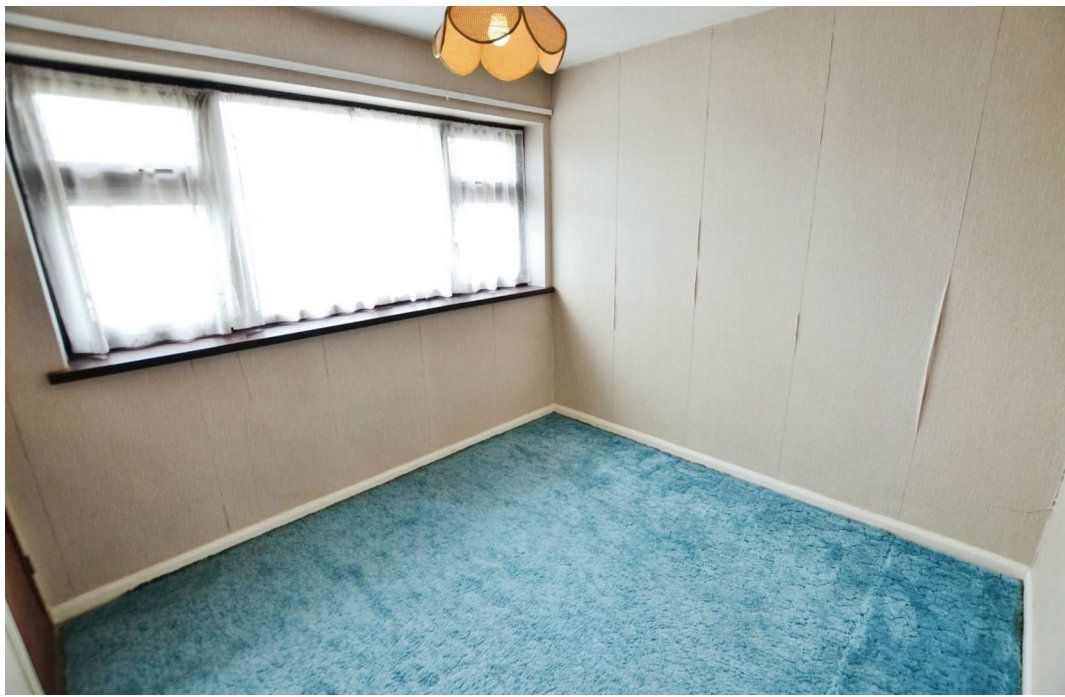
Access to garage via front, up and over door and power & eclectic,

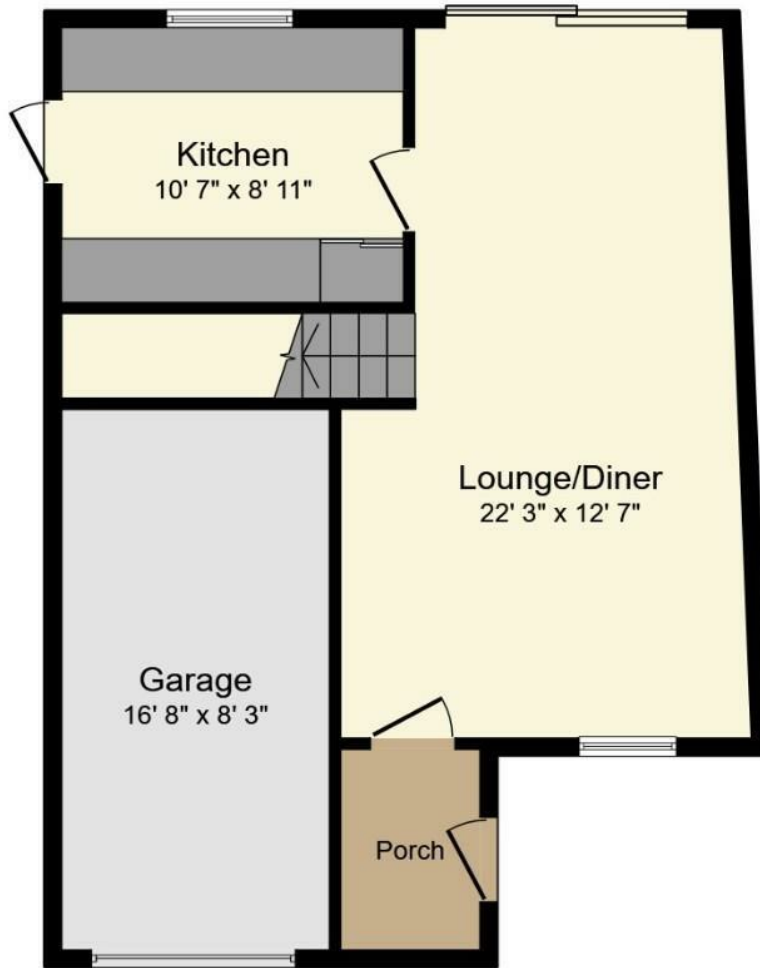
Front Garden

Driveway to the front providing off street parking.

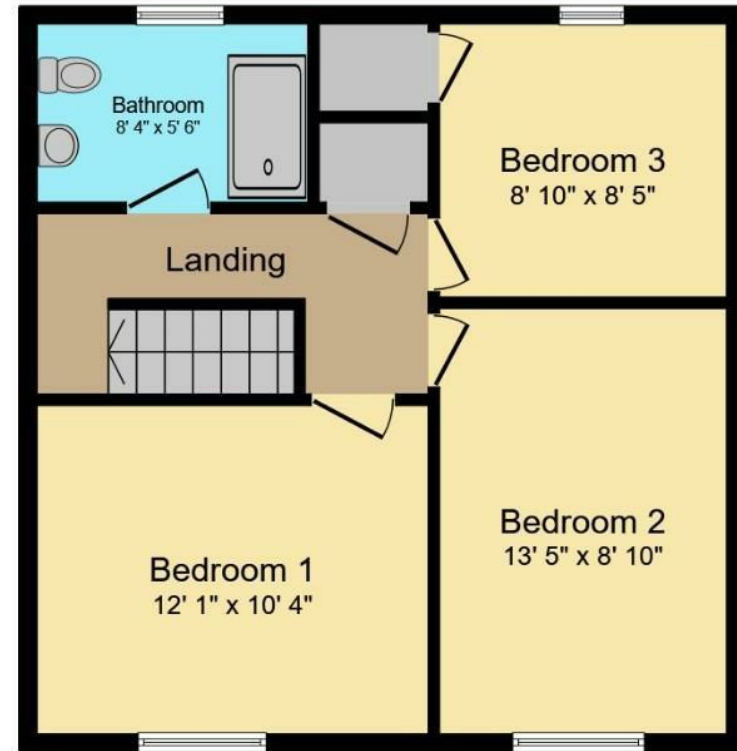
Rear Garden

The garden consist of lawn and patio areas with shed to the rear enclosed by wooden fence panels.





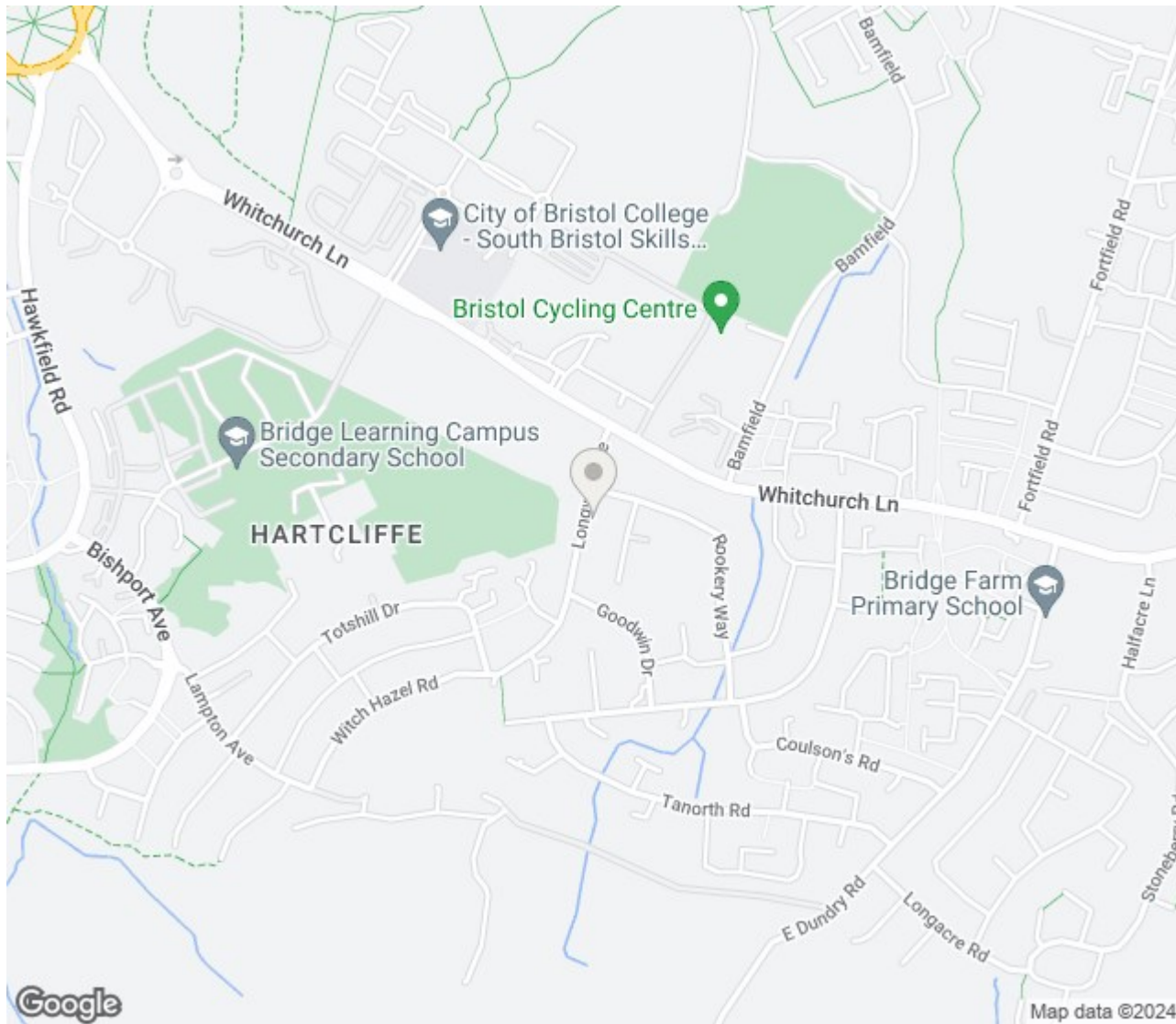
Ground Floor
Floor area 540 sq.ft.



First Floor
Floor area 465 sq.ft.

TOTAL: 1,005 sq.ft.

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io



ENERGY PERFORMANCE CERTIFICATE

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

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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.

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