

# HUNTERS®

HERE TO GET *you* THERE

**117 Allerton Road, Whitchurch, Bristol, BS14 9RF**

**£360,000**

**Property Images**



# HUNTERS<sup>®</sup>

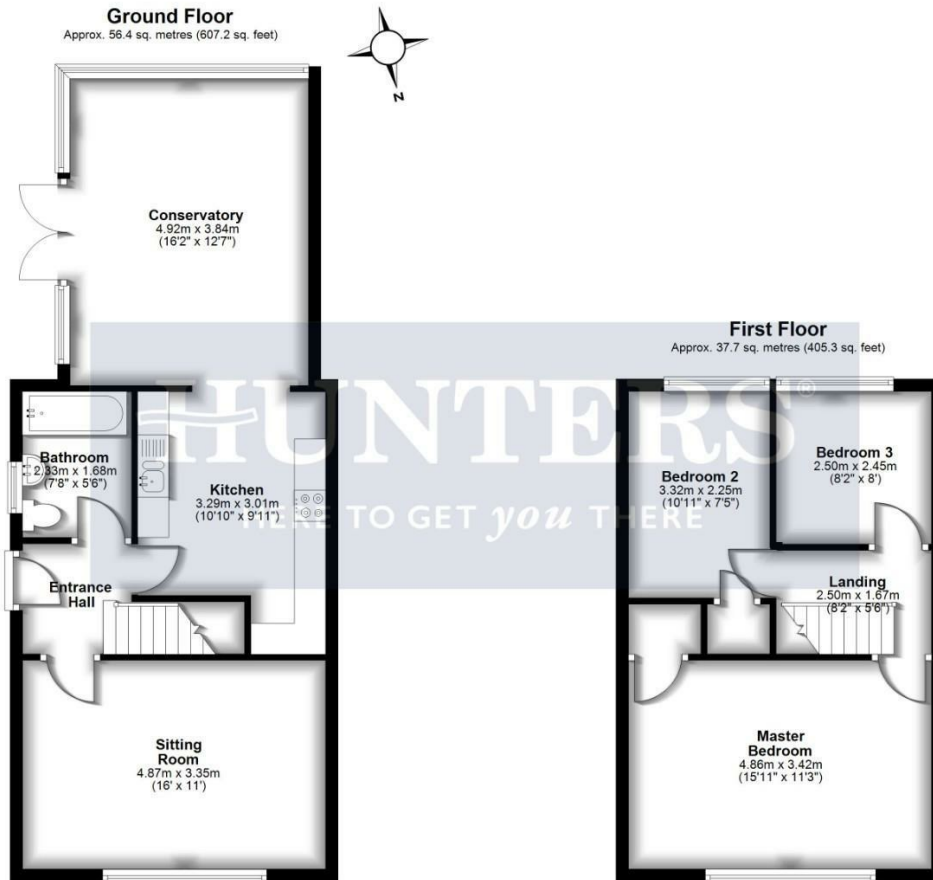
HERE TO GET *you* THERE

## Property Images



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## EPC

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		
	67	79
England & Wales		
	EU Directive 2002/91/EC	

## Map



## Details

Type: House - Semi-Detached Beds: 3 Bathrooms: 1 Receptions: 1  
Tenure: Freehold



We are delighted to present this charming semi-detached property to the market with no onward chain. The property is in good condition, ready for new owners to make it their own. Located in a highly sought-after area, with excellent public transport links, nearby schools, and local amenities; this property would make an ideal home for first-time buyers or families.

This welcoming home offers two reception rooms, providing ample space for both relaxation and entertainment. The front of the property hosts a cosy lounge, whilst a large conservatory at the rear offers an abundance of natural light and direct access to the garden, perfect for those summer evenings. The property boasts a light and airy kitchen, located towards the rear also providing direct access to the conservatory.

There are three bedrooms in total, two of which are generous doubles and the third being a comfortable single room, offering flexibility for a growing family or a home office. The ground floor bathroom, accessed via the hallway completes this layout.

One of the unique features of this property is the generous private garden, a haven for those with green fingers or simply for children to play. The property also benefits from off-street parking to the front, providing added convenience.

## Features

• Semi Detached Home • Three Bedrooms • Lounge • Kitchen • Conservatory • Bathroom • Private Garden • Off Street Parking • No Onward Chain • Sought After Location