



Sturminster Road, Bristol
BS14 8EP

£260,000



Sturminster Road, Bristol

DESCRIPTION

Introducing this fantastic three-bedroom terraced property, perfectly positioned to suit first-time buyers, investors, and families alike. This inviting home boasts convenient access to public transport links, reputable nearby schools, and a host of local amenities, making it ideal for modern living.

Upon arrival, you are greeted by a driveway to the front, offering valuable off-street parking. Step inside to find two generously sized reception rooms, including a light and airy lounge to the front, creating a welcoming atmosphere for relaxation and entertaining. The separate dining room, accessible via the kitchen, provides an excellent space for family meals and social gatherings.

The kitchen, located to the rear of the property, offers direct access to the enclosed rear garden, perfect for outdoor dining and safe play for children. The practical layout ensures a seamless flow between indoor and outdoor spaces, enhancing the usability of the home.

Upstairs, the property features three well-proportioned bedrooms, comprising two double bedrooms and a comfortable single bedroom. The family bathroom conveniently serves all bedrooms.

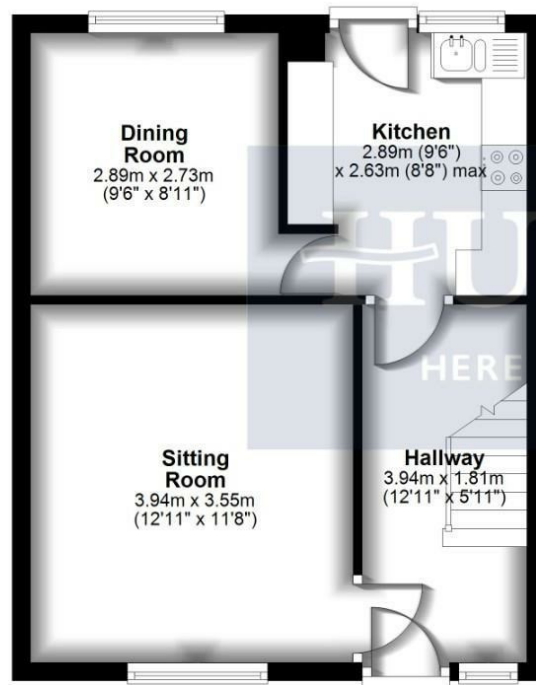
With its superb location, this attractive terraced home presents an excellent opportunity for those seeking comfort and convenience. Early viewing is highly recommended to fully appreciate everything this property has to offer.





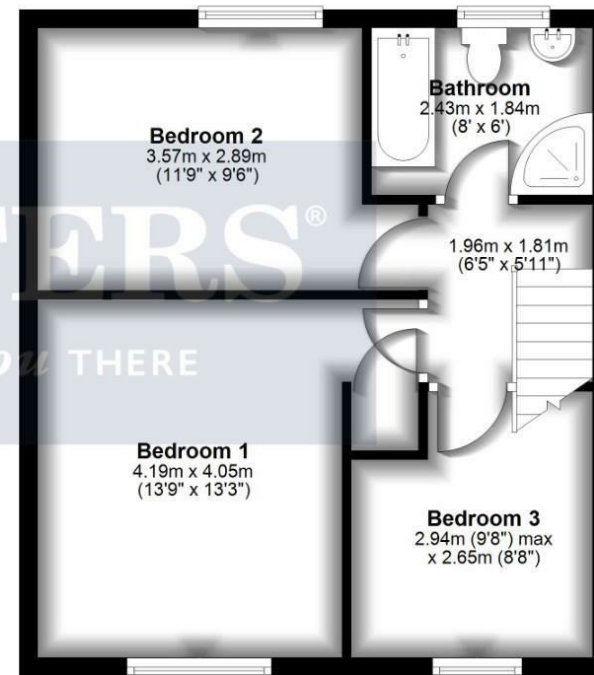
Ground Floor

Approx. 37.8 sq. metres (406.8 sq. feet)



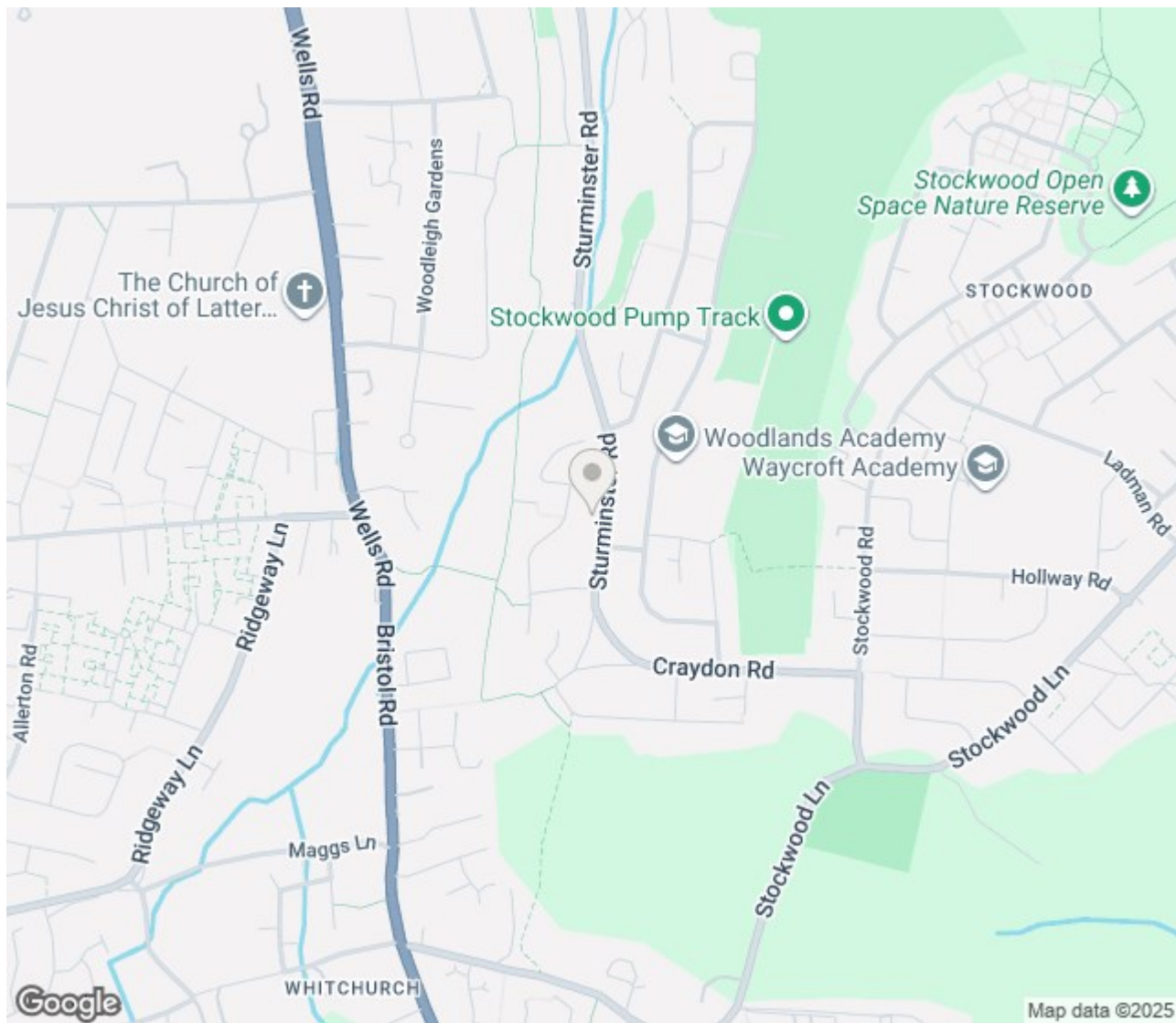
First Floor

Approx. 42.6 sq. metres (458.4 sq. feet)



Total area: approx. 80.4 sq. metres (865.2 sq. feet)





ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		88
(69-80) C	75	
(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 	

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.

28 Belland Drive, Whitchurch, BS14 0EW | 01275 891444 | whitchurch@hunters.com

HUNTERS®
HERE TO GET *you* THERE



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.