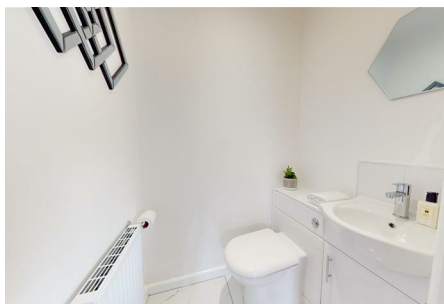




Bristol Road, Radstock, Somerset BA3 3EE

£595,000

- Energy Rating - C
- Stunning Far Reaching Countryside Views
- Tenure - Freehold
- Council Tax Band - E
- Sought After Area
- Beautifully Presented Throughout
- Spacious Family Home
- Ample Parking & Garage
- VIEWINGS HIGHLY RECCOMENDED
- 3D INTERACTIVE TOUR



An exceptionally well presented family home on Bristol Road, Radstock. Barons are delighted to welcome to the market this beautiful property with stunning far reaching countryside views, close commuting distance to the City of Bath and close to all local amenities. The property comprises an open plan living/dining room, kitchen, utility room, cloakroom and an extra reception/office/5th bedroom. On the first floor you are greeted with four bedrooms, one with an en-suite and a family bathroom. The property further benefits from gas central heating, UPVc double glazing, ample parking, a garage and a elevated garden giving you great views. Viewings are highly recommended so call BARONS TODAY on 01761 411411. 3D INTERACTIVE TOUR AVAILABLE.

Living Room 23'7" x 14'9" (7.2 x 4.5)

Kitchen/Dining Room 22'11" x 7'2" (7.0 x 2.2)

Utility Room 6'10" x 4'7" (2.1 x 1.4)

Cloakroom

Reception/Office Room 13'1" x 8'2" (4.0 x 2.5)

Bedroom One 13'1" x 9'2" (4.0 x 2.8)

En-Suite 6'2" x 5'2" (1.9 x 1.6)

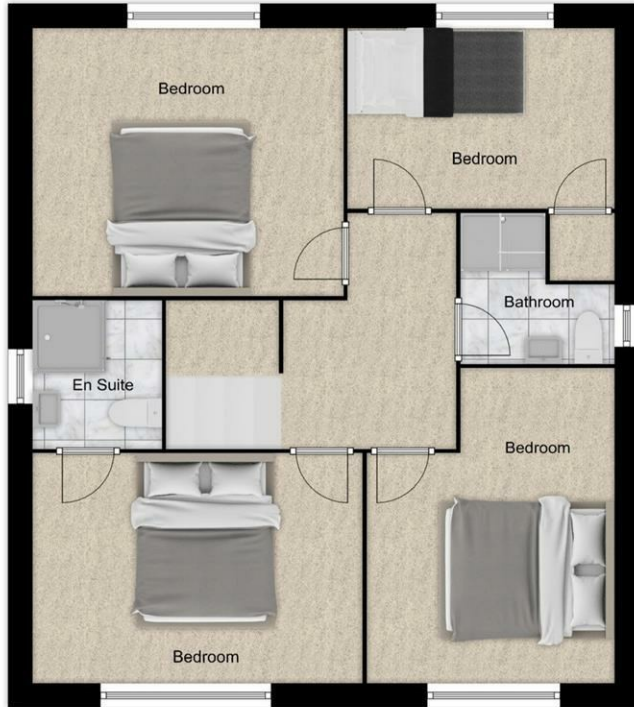
Bedroom Two 12'5" x 11'1" (3.8 x 3.4)

Bedroom Three 12'5" x 9'10" (3.8 x 3.0)

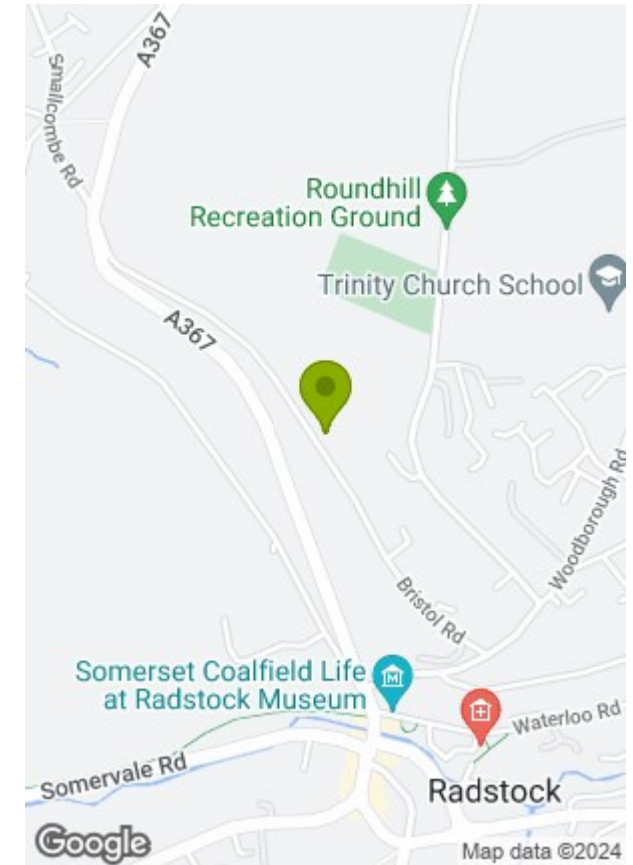
Bedroom Four 10'5" x 7'10" (3.2 x 2.4)

Family Bathroom 6'2" x 6'2" (1.9 x 1.9)





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**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		
	79	86
England & Wales	EU Directive 2002/91/EC	EU Directive 2002/91/EC

**Environmental Impact (CO<sub>2</sub>) Rating**

	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(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 environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC	EU Directive 2002/91/EC

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