



6 Leighton Road
Southville, Bristol, BS3 1NT

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A beautifully presented four-bedroom Victorian terraced home on a highly sought-after road in the heart of Southville.

Four Bedrooms | Two Bathrooms | Two Reception Rooms |
Luxurious Kitchen With Utility | Southwest-Facing Garden
| High Specification Throughout | Close To North Street
Amenities | Freehold

Situation

Leighton Road lies within the highly sought-after district of Southville, one of Bristol's most vibrant and characterful areas, located just south of the River Avon and within easy reach of the city centre and Temple Meads Station.

A short walk from the property brings you to North Street, renowned for its thriving mix of independent cafés, restaurants, bakeries, and boutiques, as well as the popular Tobacco Factory Theatre and Sunday market. The area also hosts Upfest, Europe's largest street-art festival, reflecting Southville's creative community spirit.

The open green spaces of Greville Smyth Park, Ashton Court Estate, and Victoria Park are all close by, providing excellent opportunities for outdoor recreation.

The property sits within the catchment area for several well-regarded local schools, including Southville Primary School and Ashton Gate Primary. Excellent transport connections are available via nearby North Street and Coronation Road, providing easy access to the city centre, Temple Meads Station, and the wider national rail network.

For Sale Freehold

6 Leighton Road is a beautifully presented four-bedroom Victorian terraced home, tastefully refurbished by the current owners to an exceptional standard throughout. Arranged over three floors, the property combines period charm with contemporary finishes and offers flexible accommodation ideally suited to modern family living.

Over the past few years the owners have comprehensively improved the house; relandscaping the rear garden, rendering the rear exterior wall, installing a new kitchen and bathroom and reconfiguring the master bedroom to include an en-suite.

In addition, they have improved access to the loft room creating a hugely versatile family space ready to move straight into.

An attractive entrance hall features a graceful archway leading past the sitting room and through to the rear of the property.





The sitting room enjoys large sash windows, elegant cornice work, and a lovely log-burner, creating a warm and inviting space filled with natural light.

Beyond the beautiful period archway lies the second reception room, currently used as a playroom, with floor-to-ceiling cabinetry and direct access to the rear garden through glazed doors — a versatile space ideal for family use or entertaining.

The kitchen is superbly fitted with quartz worktops, SMEG five-ring induction cooker, Bertazzoni fridge-freezer, and Bosch dishwasher, offering generous storage and dining space beneath abundant natural light. A separate utility room provides additional storage, plumbing for laundry appliances, a useful WC with heated towel rail, and a window for ventilation.

Upstairs, the family bathroom is fully refurbished and finished to a high specification, including a bath with overhead shower, tasteful wall tiling, and vanity storage.

The principal bedroom spans the full width of the property and benefits from five large sash windows into the bay, providing excellent natural light and an airy, open feel. The room includes a smart en-suite shower room with heated towel rail and modern fittings.

The second bedroom is a well-proportioned double with ample space for wardrobes; while the third bedroom, accessed from the half-landing, offers similar flexibility and an attractive outlook over the garden, ideal as a child's bedroom or nursery, or home office.

Ascending to the top floor, the fourth bedroom is a generous double room with two Velux windows and a further picture window to the rear, providing far-reaching city views and ample eaves storage. The space is perfect as an additional guest bedroom and additional home office.

Throughout, the house displays a consistent attention to detail, high-quality finishes, and excellent natural light.

Outside

The property enjoys a recently landscaped south-west-facing garden, directly accessible from the kitchen and second reception room. The garden is low-maintenance, laid with astroturf and flagstone paving, and bordered by a flower bed ready for planting — ideal for al-fresco dining, entertaining, or children's play.

A rear gate provides useful direct access to a pedestrian pathway.

Services

Mains gas, electricity, water, and drainage.

Gas-fired central heating.

Broadband and telephone services available by private arrangement

Local Authority

Bristol City Council: Tel: 0117 922 2000

Council Tax Band G

Directions: Post Code: BS3 1NT

Viewing: Strictly by appointment with Rupert Oliver Property Agents

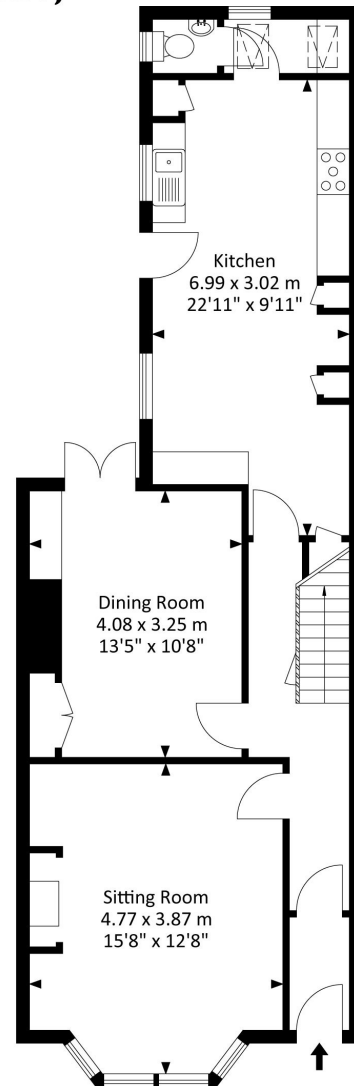


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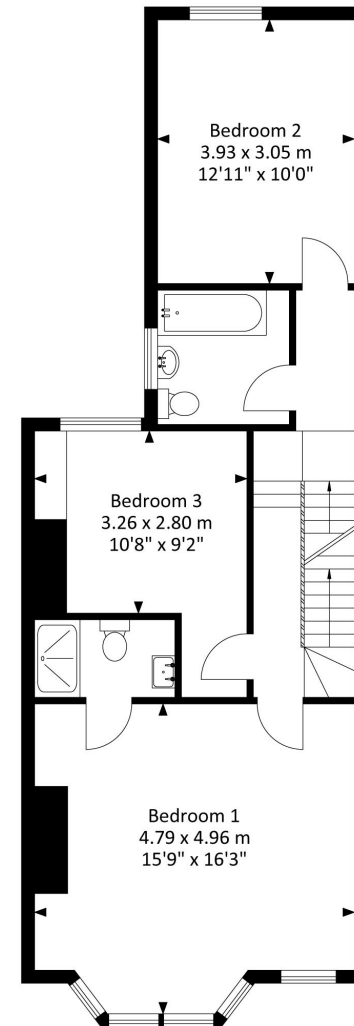
Approx. Gross Internal Area
1610.70 Sq.Ft - 149.60 Sq.M



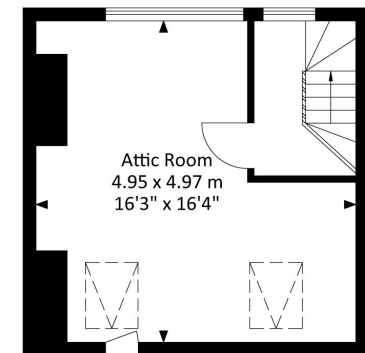
For illustrative purposes only. Not to scale.
Whilst every attempt has been made to ensure
accuracy of the floor plan all measurements are
approximate and no responsibility is taken for
any error, omission or measurement.



Ground Floor



First Floor



Second Floor