



6 Condoever Road, Broomhill, Bristol

- No Onward Chain
- Semi detached
- Two Receptions
- Front & Rear Gardens
- Freehold
- Three Bedrooms
- Cul De Sac location
- Off Street Parking & Garage
- Close to Local Amenities
- EPC- C

Offers In Excess Of £400,000

HUNTERS®

HERE TO GET *you* THERE

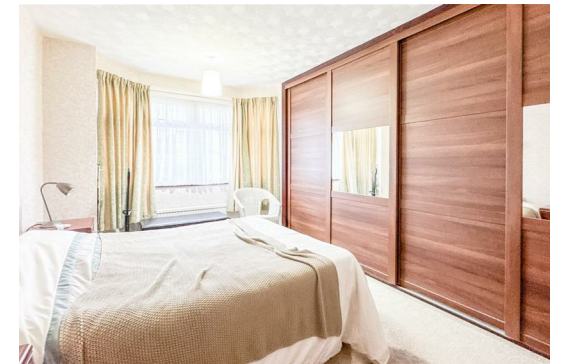
**** NO ONWARD CHAIN**** Situated on the tranquil cul-de-sac of Condoever Road, Broomhill, Bristol, this charming semi-detached house offers a wonderful opportunity for families and individuals alike. Built between the 1930s and 1950s, the property boasts a delightful blend of character and potential, making it an ideal canvas for those looking to create their dream home.

The residence features two spacious reception rooms, perfect for entertaining guests or enjoying quiet family evenings. With three well-proportioned bedrooms, there is ample space for relaxation and rest.

One of the standout features of this property is the generous rear garden, which provides a peaceful outdoor retreat, ideal for gardening enthusiasts or for children to play. The house has been extended to the rear, enhancing the living space and offering further possibilities for development.

Parking is a breeze with space for up to three vehicles, complemented by a garage ensuring convenience for you and your guests.

While the property is in need of some modernisation, this presents a unique chance to personalise the home to your liking. With its prime location and ample space, this semi-detached house on Condoever Road is a rare find in the Broomhill area. Don't miss the opportunity to make this house your home. Call Hunters today on 01179723948 to arrange your internal viewing and avoid missing out





GROUND FLOOR
752 sq.ft. (69.9 sq.m.) approx.

1ST FLOOR
502 sq.ft. (46.6 sq.m.) approx.



TOTAL FLOOR AREA: 1254 sq.ft. (116.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewing

Please contact our Hunters Knowle (Bristol) Office on 0117 972 3948 if you wish to arrange a viewing appointment for this property or require further information.



ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C	70	
(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	

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.

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

308 Wells Road, Knowle, Bristol, BS4 2QG

Tel: 0117 972 3948 Email:

knowle.bristol@hunters.com <https://www.hunters.com>