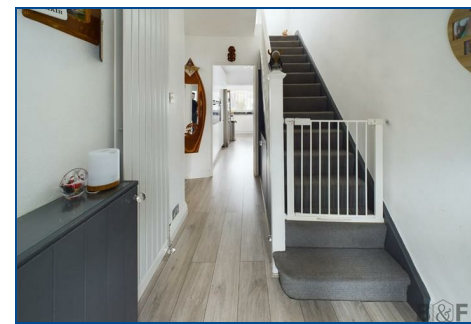
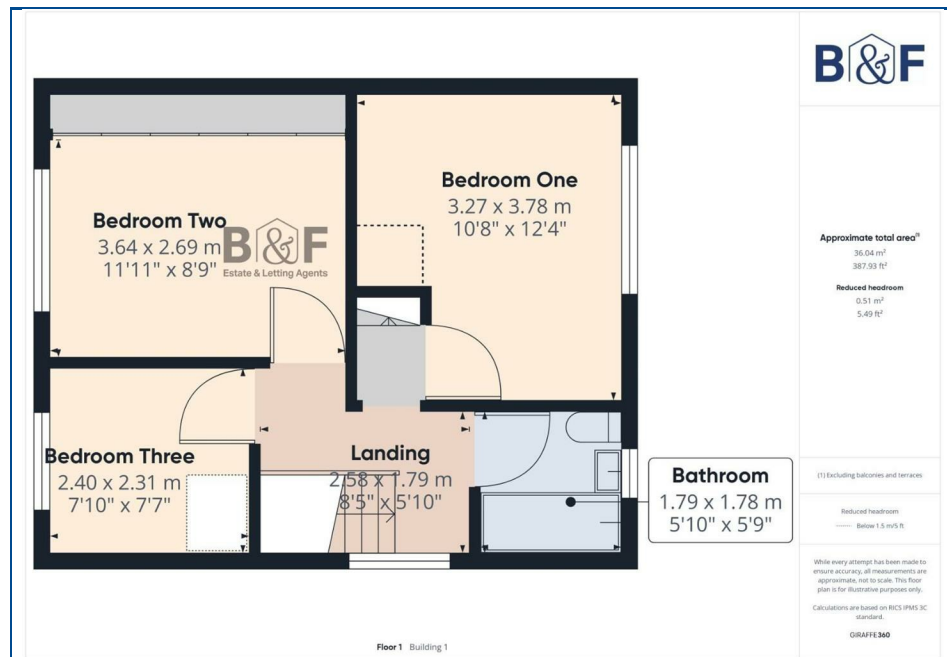
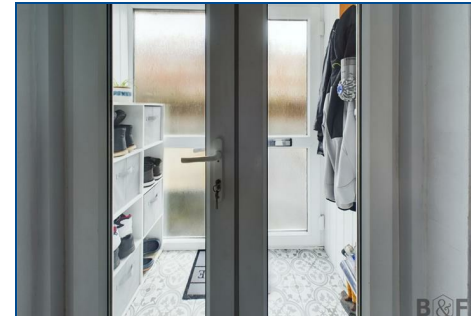
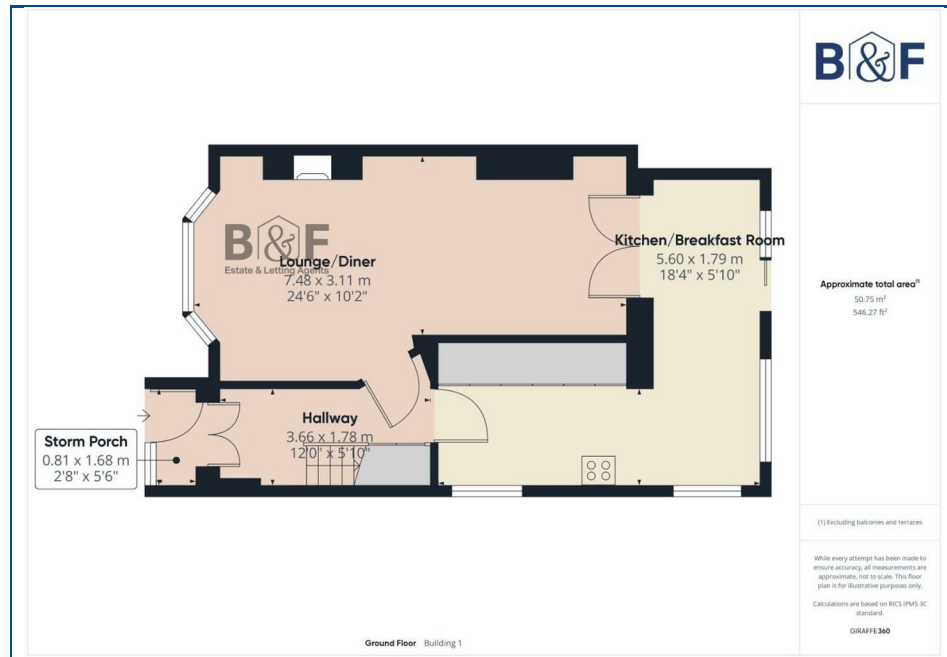
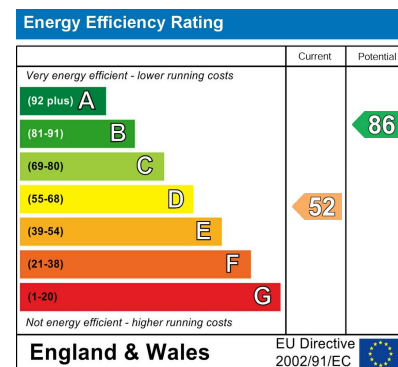


Brunt & Fussell

t: 01179566004 e: info@bruntandfussell.co.uk www.bruntandfussell.co.uk
141 High Street, Staple Hill, Bristol, BS16 5HQ



- Splendid Semi-Detached House
- Excellent Order Throughout
- Gas Central Heating
- East Facing Garden
- Popular Road
- Three Bedrooms
- Fitted Kitchen/Breakfast Room
- Off-Street Parking
- Double Glazing
- Close To Local Shops

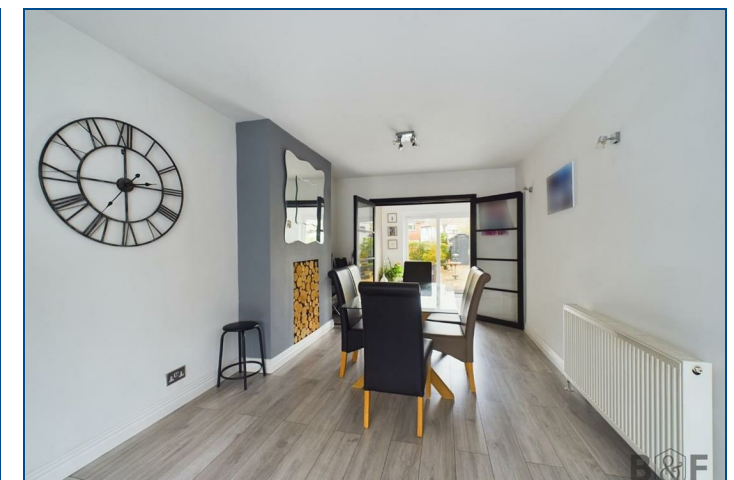


MONEY LAUNDERING REGULATIONS 2003

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE PROPERTY MISDESCRIPTIONS ACT 1991

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form.



42 Portland Street, Staple Hill, Bristol, BS16 4PT
Asking Price £360,000



- Storm Porch
- Hallway
- Lounge
- Dining Room
- Kitchen/Breakfast Room
- Landing
- Bedroom One
- Bedroom Two
- Bedroom Three
- Loft Room
- Bathroom
- Outside
- Front Garden Laid To Off-Street Parking
- Rear Garden
- Workshop

Tucked away just off Soundwell Road is this outstanding three bedroom semi-detached house with loft room, ample off-street-parking, lovely east facing landscaped garden and workshop.

This property is presented in super order, offering everything a family would need.

The accommodation comprises storm porch, hallway, lounge/diner, stylish extended kitchen/breakfast room with Bosch appliances to the ground floor with three bedrooms and bathroom on the first floor.

Other benefits include double glazing and gas centrally heated.

There are local shops only a short walk away, with good access to the cycle path and motorway network.

An internal viewing is highly recommended.

Energy Rating E. Council Tax C.

**** PLEASE INTERACT WITH OUR MARKET LEADING VIRTUAL TOUR****

