



COUNTRY
PROPERTY



Becket House
Pucklechurch

£597,500



Becket House Kings Lane

Pucklechurch, BS16 9PP

This charming 1960's individually built property is a rare find in the sought-after village of Pucklechurch. Set within its own generous plot of just under .20 acres with lovely views of the beautiful garden, this spacious home offers a flexible layout and is the perfect blend of comfort and convenience, allowing new owners to put their own mark on it.

The accommodation comprises entrance hall, lounge, study, kitchen breakfast room, dining room, sitting room and utility. There is a feature window on the half landing that leads to the first floor, where there are 4 bedrooms and a family bathroom.

The beautiful south east facing rear garden wraps around the property making the most of the movement of the sun with level lawn area and established borders that will appeal to those with green fingers. To the front of the property, a driveway provides parking for 2 cars in front of a double garage and further flower beds all set behind mature hedgerows. The property is being offered for sale with no onward chain.

- Detached Family Home
- In Just Under .20 Acre
- 3 Reception Rooms & Kitchen Breakfast Room
- 4 Bedrooms & Family Bathroom
- Generous Garden
- Double Garage & Driveway Parking
- No Onward Chain
- Energy Efficiency Rating D





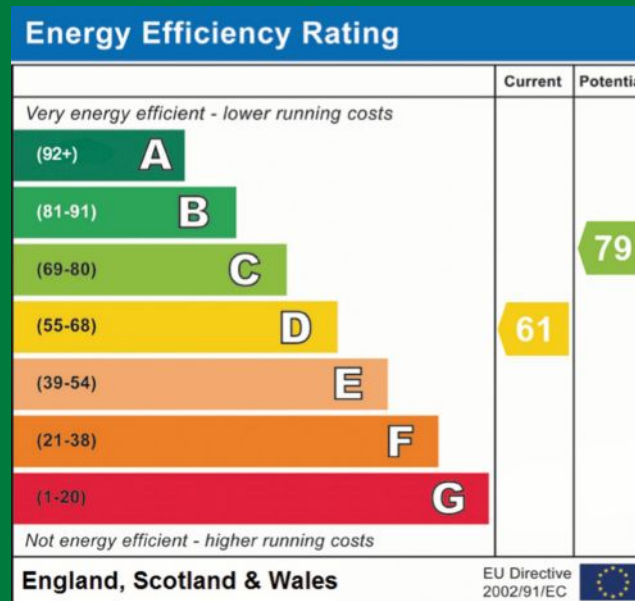
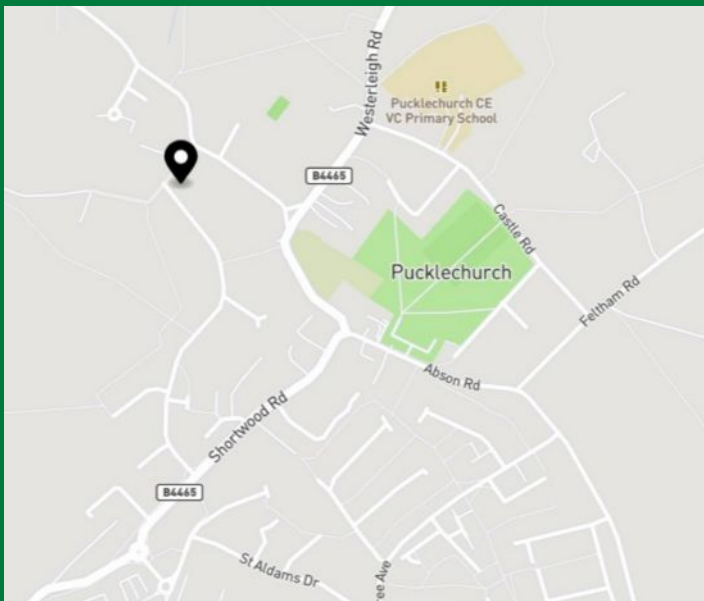
Pucklechurch

Pucklechurch is an established country village lying in semi-rural surroundings about 2 miles East of Bristol. The popular and active village community includes local amenities such as a community centre, village store, cafe/bakery, hairdresser, 2 pubs, primary school, church and other facilities. Sainsburys is under 3 miles away at Emersons Green, as is excellent 'commutability' via the A4174 North Bristol Ring Road – about 1 mile, an alternative access to M4 J18 at Tormarton via A46 – 5 miles, Bristol, Bath, Yate, M4 corridor.

Charming 1960's property in sought-after Pucklechurch village, set on a .20-acre plot. Spacious with flexible layout, 4 beds, lovely garden, double garage, and no onward chain. Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D







Total area: approx. 176.8 sq. metres (1903.4 sq. feet)

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Details, photographs, measurements, floorplans and distances are given as a guide only and must not be relied upon for the inclusion of any visible fixtures and fittings.

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We have not carried out a structural survey. Any services, appliances and fittings have not been tested. We recommend independent specialist advice be taken if in doubt, about these, or any liability for VAT in respect of any transaction relating to this property.

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