



156 Barrowmead Drive, Lawrence Weston, Bristol, BS11 0JT

GUIDE PRICE £350,000

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PROPERTY OVERVIEW

The accommodation comprises of an entrance hall, modern kitchen and separate lounge that opens into the dining room and conservatory to the first floor there are three double bedrooms and a modern bathroom.

To the side of the property there is a generous two story extension, which offers an extra reception with utility area, along with a double bedroom and ensuite.

Externally there is a good sized garden to the rear that incorporates an extensive decked area, pergola with lounge seating area, large lawn garden with timber shed all enclosed by wall and fencing. To the front is an extensive garden area.

Situated in a very convenient location in Lawrence Weston, Long Cross is the longest road in the area and is a misspelling of the field, it was named after Long Croft.

The location of this property is convenient for both Blaise Castle and Kingsweston Estates. It is also ideally placed for the local Lidl store and the shops at Ridingleaze and the popular "Our Lady of The Rosary" Roman Catholic school. Travel links are a benefit as there are good bus links to Cribbs Causeway and Bristol City Centre and there is easy access by car to the M5/M4 motorways.



KEY DETAILS

- A Spacious Semi Detached Property
- 4 Bedrooms
- Modern Kitchen
- Good Size Rear Garden
- Double Storey Side Extension
- Conservatory

Guide Price: £350,000

Tenure: Freehold

Council Tax Band: C

Local Authority: Bristol City Council

Vendors Onward Position:

Onward Purchase

EPC: C

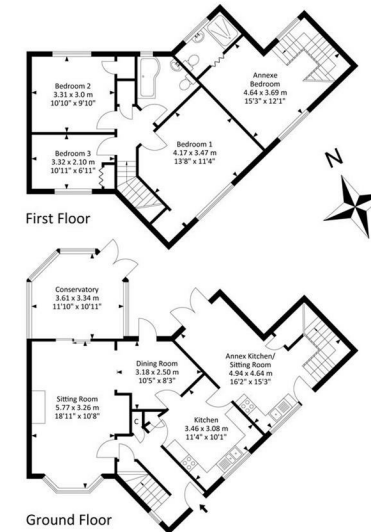
Viewing: By appointment only



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Approx. Area 1462.30 Sq.Ft - 135.90 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.
Floor plan produced by Energy Plus.



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Important Notice:

These particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract.

Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order and have not been checked nor tested. Please note that any site or floor plans are for illustrative purposes only and may not be to scale and any photographs may have been taken with a wide angle lens. Any distance from schools are for guidance only and you should make your own enquiries with the local authority. Purchasers should satisfy themselves of this prior to purchasing.

If you would like a valuation please either call, email or follow the QR to book online.



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