



Connells

Bishopsworth Road
Bristol



Property Description

We are delighted to welcome to the sales market this Three bedroom, detached Bungalow in Bedminster Down

This property offers spacious accommodation by the way of one large reception room, a good sized kitchen/diner, two double bedrooms one with an ensuite shower room and a family bathroom. This bungalow has had a loft conversion to offer one more double bedroom, which has lots of eaves storage and fantastic views. Benefits to this property include a large rear garden measuring approximately 87 FT in length and off street parking. This property is in an excellent condition throughout, and has good access to local amenities and Bristol City Centre via public transport.

Hallway

spacious hallway with flooring laid leading to first reception room and bedroom one.

Reception Room

25' 7" x 14' 10" (7.80m x 4.52m)
a spacious open plan living room superb for entertaining guests with bay fronted with double glazing upvc windows.

Kitchen Diner

20' 10" x 13' 1" (6.35m x 3.99m)
spacious kitchen diner with modern worktops and cooker with patio doors to rear garden and utility room to side.

Bedroom One

13' 9" x 11' 1" (4.19m x 3.38m)
bay fronted with built in storage, double glazed upvc windows to front elevation.

Bedroom Two

9' 9" x 8' 1" (2.97m x 2.46m)
carpeted double glazed window to rear with ensuite.

En Suite Off Bedroom Two

wc, whb ex fan and shower cubicle an tiles.

Bedroom Three

14' 1" x 14' 4" (4.29m x 4.37m)
spacious loft conversion with huge eave storage space of 17,8 x 5,1 perfect for walk in wardrobe or extra storage.

Family Bathroom

12' 10" x 6' 6" (3.91m x 1.98m)
Bath with mixer taps, shower cubicle, whb, wc, ex fan and tilling.

Utility Room

8' 1" x 3' 4" (2.46m x 1.02m)
located off the side of the kitchen, worktops plumbing for washing machine and double glazed window.

Front

paved off-street parking for ample vehicles.

Garden

fully enclosed private garden 87 ft in length with fantastic views.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D

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Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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