





# Southwood Drive Bristol BS9 2QX

for sale offers in excess of  
**£425,000**



## Property Description

Located in the ever-popular Coombe Dingle area, this spacious three-bedroom semi-detached property has a lot to offer. The property offers great living space downstairs with separate dining and living rooms, kitchen and a large 9x11 foot conservatory. Upstairs has three family sized bedrooms with the main being 12x10 foot and a recently renovated and beautifully presented bathroom.

The property is complimented by a large rear garden with a spacious outbuilding. Also has direct access to the popular Blaise Castle Estate. Furthermore, there are other areas to explore such as Kingsweston House and Shirehampton Golf Course which forms part of the National Trust and offers lovely walks. In terms of amenities there are shops on Westbury Lane for convenience and the Red Bus Nursery, there is also easy access to nearby Westbury Village and convenient access to Cribbs Causeway.

## Entrance Hall

### Lounge

14' 4" x 10' 6" ( 4.37m x 3.20m )

### Dining Room

10' 5" x 9' 6" ( 3.17m x 2.90m )

### Kitchen

11' 9" x 6' 8" ( 3.58m x 2.03m )

### Conservatory

11' 3" x 9' 10" ( 3.43m x 3.00m )

### Bedroom 1

12' 2" x 11' 8" ( 3.71m x 3.56m )

### Bedroom 2

11' 6" x 11' 1" ( 3.51m x 3.38m )

### Bedroom 3

10' 6" x 7' 2" ( 3.20m x 2.18m )

### Bathroom

### Loft Space

### Front Garden

### Rear Gardem



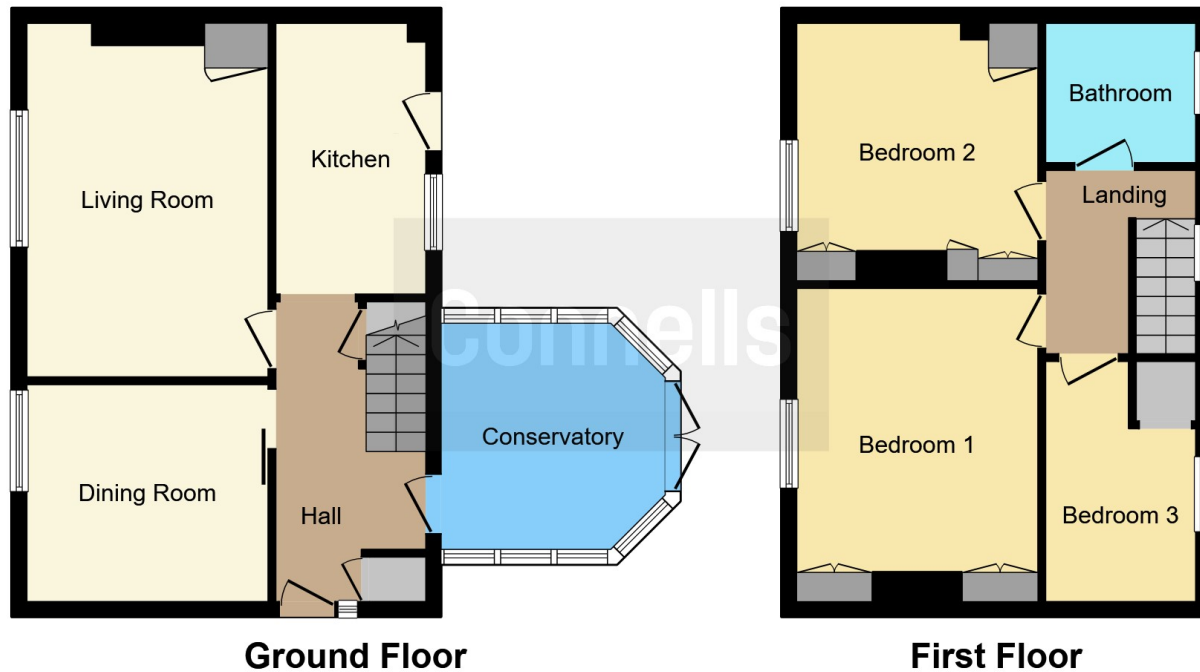












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6 Canford Lane  
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EPC Rating: C Council Tax  
 Band: C

Tenure: Freehold

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