



Uphill Road, Bristol BS7 9RA

welcome to

Uphill Road, Bristol

Situated in this popular location off Gloucester Road with its wealth of amenities this Victorian home has been refurbished by the current owners offering a large kitchen/dining/living space with wooden flooring and bi-fold doors leading to the rear garden.

Uphill Road Entrance

Via composite door leading to the hallway.

Hallway

Wooden flooring, stairs rising to first floor, open plan to kitchen/diner/living area.

Sitting Room

12' 7" max x 11' 4" max (3.84m max x 3.45m max)

Double glazed bay window to front elevation, coved ceiling, radiator.

Kitchen/Dining/Living

22' 2" max x 15' 1" max (6.76m max x 4.60m max)

Kitchen Area

Double glazed bi-fold doors opening onto rear garden. Lantern double glazed ceiling window.

Range of wall and base units composite worksurfaces, integrated fridge/freezer, dishwasher, washing machine, electric oven with hob over. Wooden flooring.

Dining/Living Space

Wooden flooring, brick fire place, radiator.

First Floor Landing

Access to loft space.

Bedroom One

15' 2" max x 10' 5" max (4.62m max x 3.17m max)

2 x double glazed sash windows to front elevation, radiator.

Bedroom Two

11' 4" max x 9' 3" max (3.45m max x 2.82m max)

Double glazed sash window to rear elevation, radiator.

Bathroom

10' 4" max x 7' 2" max (3.15m max x 2.18m max)

Double glazed sash window to rear elevation, panelled bath, low level WC, wash hand basin set in vanity unit. Separate double shower cubicle, heated chrome towel rail, tiled floor.

Outside Front

Courtyard garden surrounded by low brick wall gate and path to front door.

Rear

Decked area immediately adjoining, remainder laid to lawn with flower and shrub border.



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



welcome to
Uphill Road,
Bristol

- Victorian Terrace Home
- Situated Off Gloucester Road
- Large Kitchen/Dining/Living Area
- Bi-fold doors leading to the garden
- Separate Sitting Room

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: B

£525,000



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Property Ref:
CLI107336 - 0003

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