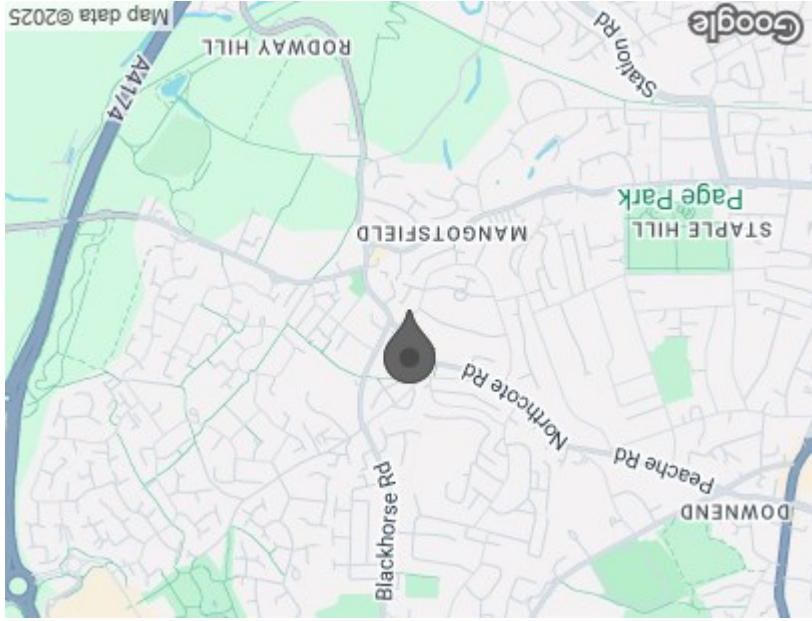
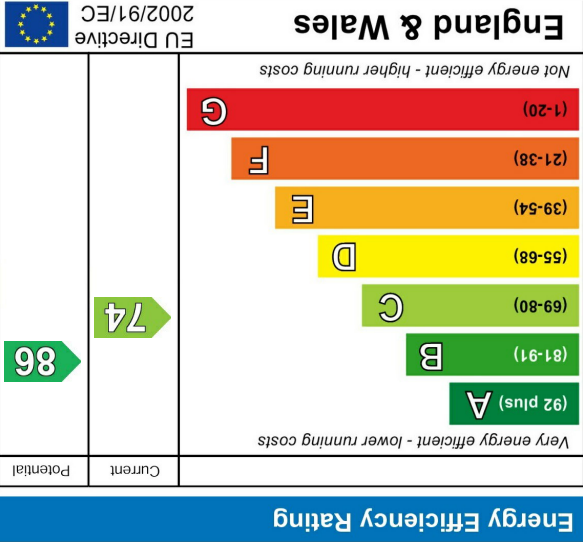


TOTAL FLOOR AREA: 1059 sq ft. (98.4 sq m.) approx.



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employment has the authority to make or give any representation or warranty in respect of the property.



LONG ROAD
MANGOTSFIELD, BRISTOL, BS16 9HS
£350,000





Ground Floor

Hall

Lounge

14'8 x 12'2 max

Kitchen

11'0 x 8'5

Dining Area

9'7 x 8'5

Shower Room

7'11 x 3'4

Study/Garden Room

13'5 max x 6'1

First Floor

Landing

Bedroom One

11'5 x 10'6

Bedroom Two

13'11 x 9'7 max

Bedroom Three

9'3 x 7'5

Shower Room

8'6 x 5'7 max

External

Front Garden

Off Road Parking

Rear Garden



M.Coleman Estate Agents are delighted to bring to the market this beautifully presented three-bedroom terrace home, situated in the ever-popular Mangotsfield area and offering deceptively spacious accommodation ideal for growing families.

Extended to the rear, the ground floor boasts a versatile and flowing layout. A welcoming entrance hall leads to a bright and airy lounge, whilst the heart of the home is undoubtedly the modern kitchen/dining room – perfect for everyday living and entertaining alike.

The wall and base units are finished with Cream high gloss doors, integrated appliances include an electric oven and hob plus space for a fridge-freezer, dishwasher and washing machine.

The inclusion of a stylish ground floor shower room adds further practicality and is complemented by an additional reception room that offers flexibility as a home office, playroom or snug.

To the first floor are three well-proportioned bedrooms, two of which are generous doubles and a contemporary shower room. Each room is beautifully presented with neutral décor, ready for any new owner to simply move in and enjoy.

Externally, the landscaped rear garden has been thoughtfully designed to offer a low-maintenance yet inviting space for relaxing or al fresco dining, with the added benefit of rear access to a single garage. The property also enjoys off-street parking for two vehicles – one to the front and another to the rear.

Further benefits include gas central heating, double glazing throughout with modern kitchen and bathroom suites, all contributing to the home's comfortable and stylish feel.

Located within easy reach of local shops, well-regarded schools, and excellent transport links including access to the Ring Road and cycle path, this delightful home offers the perfect blend of convenience and comfort.

