



Connells

Elizabeth Way
Mangotsfield BRISTOL

Elizabeth Way Mangotsfield BRISTOL BS16 9LX

for sale offers in excess of
£375,000



Property Description

Connells are excited to present this three-bedroom house in the highly sought-after and quiet area of Mangotsfield. This property is an ideal family home and a must-see!

Mangotsfield, a village in South Gloucestershire, offers convenient access to local shops, Mangotsfield Secondary School, and Pomphrey Hill playing fields, popular with dog walkers. It also boasts excellent links to the A4174 ring road.

The property features a downstairs cloakroom, lounge, kitchen, three spacious bedrooms, a family bathroom, and a garage. The garden is low maintenance, making it perfect for busy lifestyles. Additional benefits include off-street parking and a garage. This home will appeal to first-time buyers, investors, and home movers alike.

Contact Connells now to book your viewing before it's gone!

Kitchen

10' x 8' 5" (3.05m x 2.57m)

Double glazed window to the front aspect, a range of wall and base units with worktops over and tiled splashbacks, low level electric oven, gas hob with extractor over, single bowl stainless steel sink and drainer with a mixer tap, wall mounted boiler, space for a washing machine, space for a dishwasher, space for a freestanding fridge freezer, wood effect flooring and a radiator.

Lounge

14' 5" x 13' 7" (4.39m x 4.14m)

Double glazed window to the side aspect and French doors to the rear leading out to the Garden, TV point, storage cupboard, wood effect flooring and a radiator.

Landing

Double glazed window to the side aspect, airing cupboard, doors off to bedrooms and bathroom.

Cloakroom

Double glazed obscured window to the side aspect, W.C, wash hand basin, wood effect flooring and a radiator.

Bedroom One

11' 1" x 8' 4" (3.38m x 2.54m)

Double glazed window to the side aspect, built-in storage, carpeted flooring and a radiator.

Bedroom Two

11' 5" x 8' 4" (3.48m x 2.54m)

Double glazed window to the side aspect, built-in storage, loft hatch, carpeted flooring and a radiator.

Bedroom Three

7' 9" x 6' 5" (2.36m x 1.96m)

Double glazed window to the front aspect, carpeted flooring and a radiator.

Bathroom

6' 5" x 6' 1" (1.96m x 1.85m)

Double glazed obscured window to the front aspect, panelled bath with shower over, pedestal wash hand basin, W.C., part tiled, chrome heated towel rail.

Outside

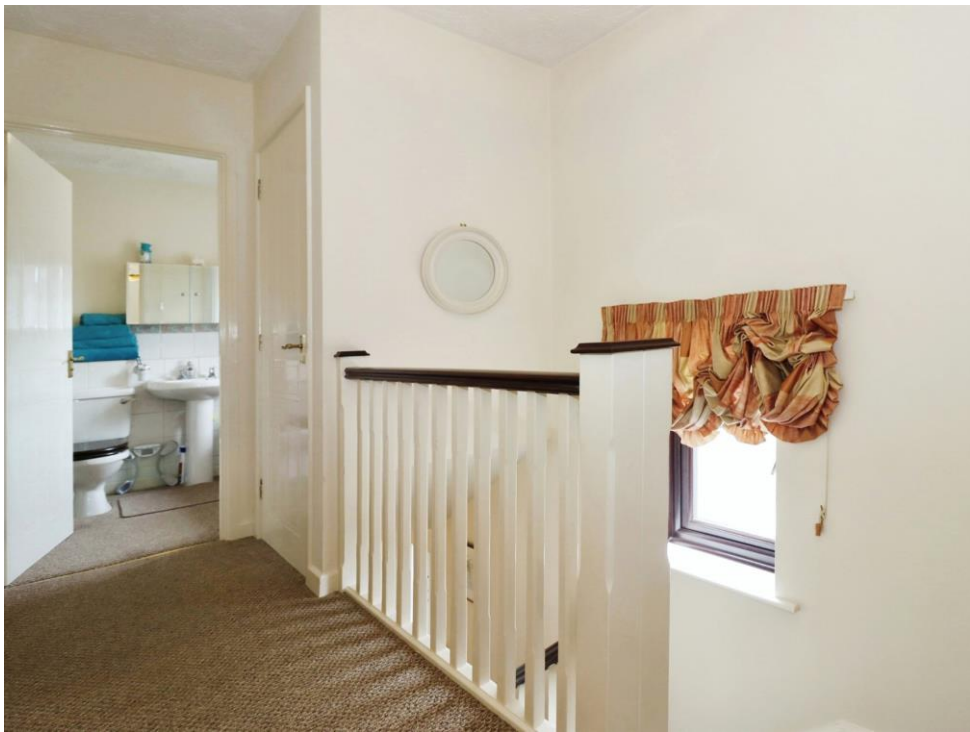
Front Approach

Stone chipping's borders, steps up to the front door, rain canopy, outside light and a side gate leading to the garden.

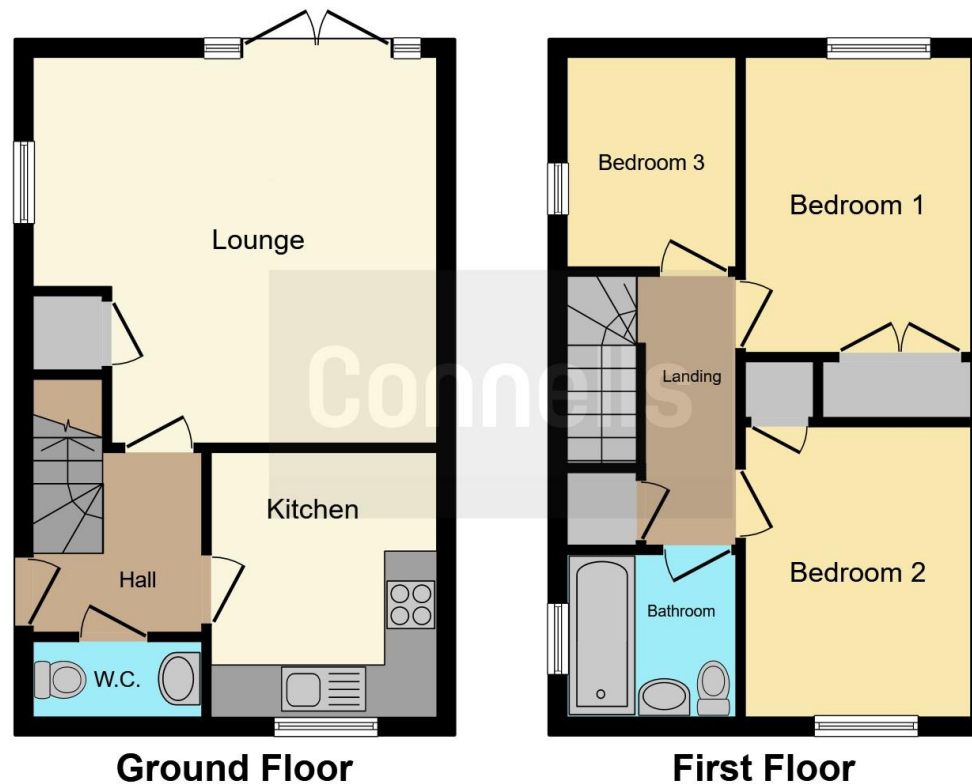
Rear Garden

Fully enclosed by way of wall and fence borders, decked area, mainly laid to lawn with a mature established tree with stone chippings around the edges, side gated access, two outside lights and a courtesy door to the Garage.









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

To view this property please contact Connells on

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EPC Rating: C

Tenure: Freehold

view this property online connells.co.uk/Property/EME306226



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