



The Firs Chapel Lane, Old Sodbury Bristol BS37 6SJ

welcome to

The Firs Chapel Lane, Old Sodbury Bristol

WESTERLY FACINGGENEROUS DRIVEWAY WITH DOUBLE GARAGE*** A beautifully presented three bedroom detached family home located in the sought after location, Old Sodbury. Accommodation comprises; Entrance hall, Lounge, Dining Room, Kitchen, Bathroom, Three bedrooms & upstairs Bathroom.

Entrance Hall

Double glazed door to front, loft access, radiator

Bedroom Three

14' 3" x 8' 8" (4.34m x 2.64m)

Double glazed window to front and rear, door to garden, two radiators, loft access

Lounge

20' 2" x 10' 11" + recess (6.15m x 3.33m + recess)

Double glazed window to front and rear, feature wood burning stove, two radiators, wood effect karndean flooring

Dining Room

18' 5" max into recess x 11' 1" (5.61m max into recess x 3.38m)

Patio door to garden, two sky light windows to rear, two radiators, stairs leading to first floor, wood effect Karndean flooring

Kitchen

12' 5" x 10' 2" (3.78m x 3.10m)

Double glazed window to front, a fitted kitchen with both wall and floor units with granite work surfaces over, tiled splashback, double porcelain sink, two ovens, electric hob, integrated dishwasher & fridge & freezer, free standing washing machine, serving hatch, Karndean flooring

Bathroom

Double glazed window to front, bath, w/c, wash hand basin, chrome effect towel radiator, wood paneling, wood effect karndean flooring

Landing

Airing cupboard housing immersion tank, loft access, part boarded

Bedroom One

13' 6" x 10' 2" (4.11m x 3.10m)

Velux style window to front, double glazed window to side, radiator

Bedroom Two

13' 6" x 10' (4.11m x 3.05m)

Two velux style windows to rear, fitted wardrobes, radiator

Bathroom

Shower cubicle with electric shower, wash hand basin, w/c, chrome effect towel radiator, tiled walls, vinyl flooring

Rear Garden

Fully enclosed by boundary fence, westerly facing, stone patio to lawn, boundary shrubs & bushes

Double Garage

Up and over doors to front, power & light

Front Garden

Gated driveway laid to gravel providing parking for multiple vehicles and enclosed garden area with raised vegetable planters.





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The Firs Chapel Lane, Old Sodbury Bristol

- DETACHED FAMILY HOME
- DOUBLE GARAGE
- THREE BEDROOMS
- DETACHED FAMILY HOME
- OIL FIRED HEATING

Tenure: Freehold EPC Rating: D

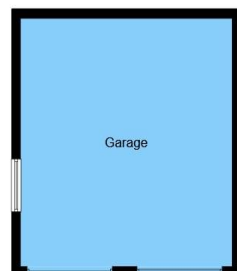
Council Tax Band: F



Ground Floor



First Floor



Garage

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£550,000

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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Property Ref:
CPS105099 - 0010

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