



Long Mead, Yate Bristol BS37 7YT

welcome to

Long Mead, Yate Bristol

*** OFF STREET PARKING *** Three bedroom family home located in a popular area close to Brimsham Green secondary school. Accommodation comprises: Entrance hall, lounge, dining room and kitchen, three bedrooms, bathroom and enclosed rear garden.

Entrance Hall

Double glazed window to side and radiator.

Lounge

14' 4" x 12' 6" (4.37m x 3.81m)

Double glazed window to front, understairs cupboard, wood effect flooring and radiator. Open to dining room.

Dining Room

8' 6" x 8' 5" (2.59m x 2.57m)

Double glazed window and door to garden, wood effect laminate flooring and radiator.

Kitchen

8' 5" x 6' 11" (2.57m x 2.11m)

Double glazed window to rear, wall and base units with work surfaces over, tiled splashback, stainless steel sink/drainage, space for cooker, fridge/freezer, washing machine and dishwasher.

Landing

Doors to bedrooms and bathroom, storage cupboard, access to loft via pull down wooden ladder, part boarded and insulated and housing BAXI combi boiler.

Bedroom One

12' 10" x 9' (3.91m x 2.74m)

Double glazed window to rear and radiator.

Bedroom Two

10' 3" x 7' 11" (3.12m x 2.41m)

Double glazed window to front and radiator.

Bedroom Three

7' 5" x 6' 10" (2.26m x 2.08m)

Double glazed window to front and radiator.

Bathroom

Double glazed window to rear, wash hand basin, W.C, bath with wooden paneling and shower over, tiled walls and radiator.

Rear Garden

Fully enclosed by boundary fence. Gate to rear giving access to the off street parking providing space for multiple vehicles. Garden is laid to both patio and grass.





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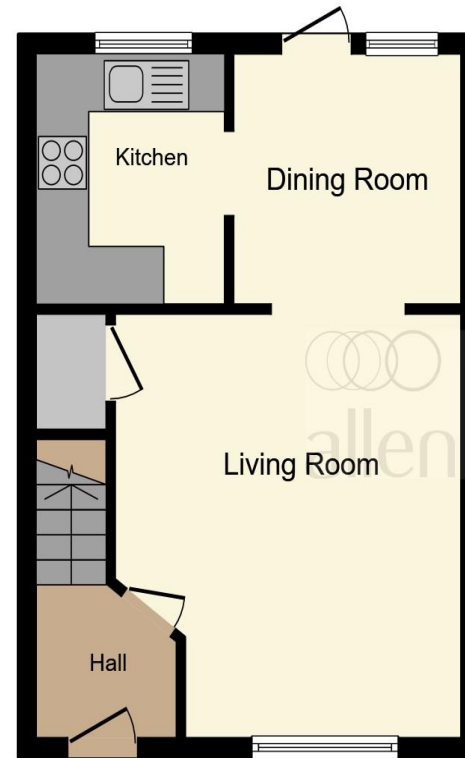
Long Mead, Yate Bristol

- MID TERRACED FAMILY HOME
- THREE BEDROOMS
- OPEN PLAN LOUNGE/DINER
- ENCLOSED REAR GARDEN
- OFF STREET PARKING

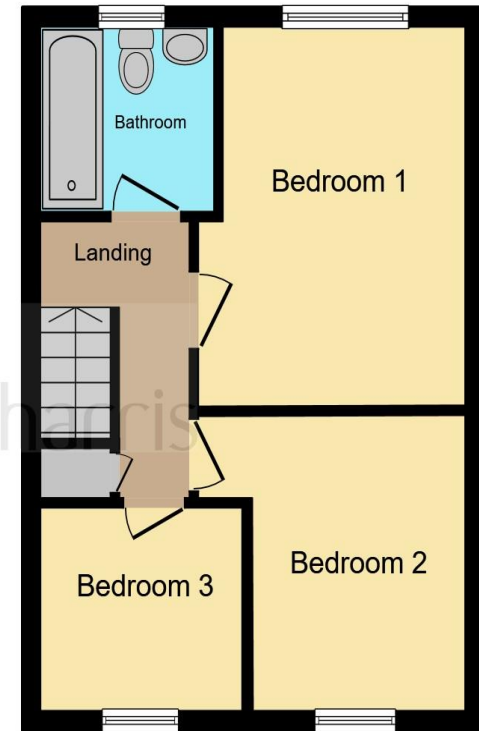
Tenure: Freehold EPC Rating: C
Council Tax Band: C

offers in excess of

£325,000



Ground Floor



First Floor

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:
CPS105324 - 0003

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