

estate agents **auctioneers**



24 The Scop, Almondsbury, Bristol, BS32 4DU  
£750,000



A large ( 2237 sq ft) and highly flexible three story family home situated in a desirable location

- Quiet & secluded location
- Front & back garden
- Double garage
- Potential Annex
- Master bedroom with ensuite
- Scenic Views over the Severn
- Gas central heating
- Double glazing

#### The Property

Nestled within the idyllic country setting of Almondsbury, this delightful detached 1980's house offers a truly serene retreat with breathtaking views over the iconic Severn Bridge.

As you enter through the gated entrance, the gravelled driveway leads up to a flight of steps to the front door.

This remarkable property boasts both a front and back garden with large lawned and paved sections and an array of mature bushes and trees. Spread across three floors, the accommodation within this house provides ample space and versatility. On the ground floor, you will find a double garage offering convenience of both parking and storage. Adjacent to the garage, a spacious studio offers an ideal space for a large entertainment room or as a generous home office with shower room and could serve as a semi-independent accommodation for visiting family or guests.

Moving up to the first floor, you are greeted by a reception room adorned with a charming log burner, creating a cosy and inviting ambience for relaxing. This room seamlessly connects to a large, paved terrace accessed through bi-folding doors, providing a seamless transition between indoor and outdoor living, perfect for entertaining or enjoying the scenic views.

Adjacent to the reception room, a dining room awaits, featuring a sliding door opening directly onto the back garden. Additionally, an office with a bay window and a comfortable window seat offers a tranquil space to work or reflect, while providing mesmerizing views over the Severn Bridge. A shaker-style cream kitchen fitted with floor and wall cupboards, a sleek black quartz work surface, gas hob, electric oven, dishwasher, and extractor fan, provide both functionality and style. The kitchen also features a separate laundry area with a door leading straight to the garden. Finally, adjacent to the kitchen is a convenient cloakroom.

Ascending to the second floor, the oriel window on the landing opens up onto captivating views, showcasing the natural beauty that surrounds the property.

The second floor presents a master bedroom with fitted wardrobes, providing ample storage space, and an ensuite shower room boasting an Italian shower, sink, low-level toilet, and heated towel rail, offering a private and luxurious retreat. Additionally, three further double bedrooms offer comfortable accommodations for family or guests. A fully tiled family bathroom with a three-piece suite including a low-level WC, bath with a shower above, sink and heated towel rail completes the second floor.

#### Location

Almondsbury is a picturesque village nestled in the tranquil countryside of South Gloucestershire. Surrounded by rolling green hills, lush fields, and charming woodlands, this village exudes a sense of serenity and harmony with nature. The village boasts a strong sense of community, with local amenities including a village hall, primary school, shops, and country pubs, providing a welcoming and friendly atmosphere and offers a peaceful escape from the hustle and bustle of city life. Steeped in history.

With its close proximity to the River Severn and stunning views over the iconic Severn Bridge, Almondsbury offers a perfect location for access to Wales and easy commute into Bristol.

#### Other Information

Freehold.

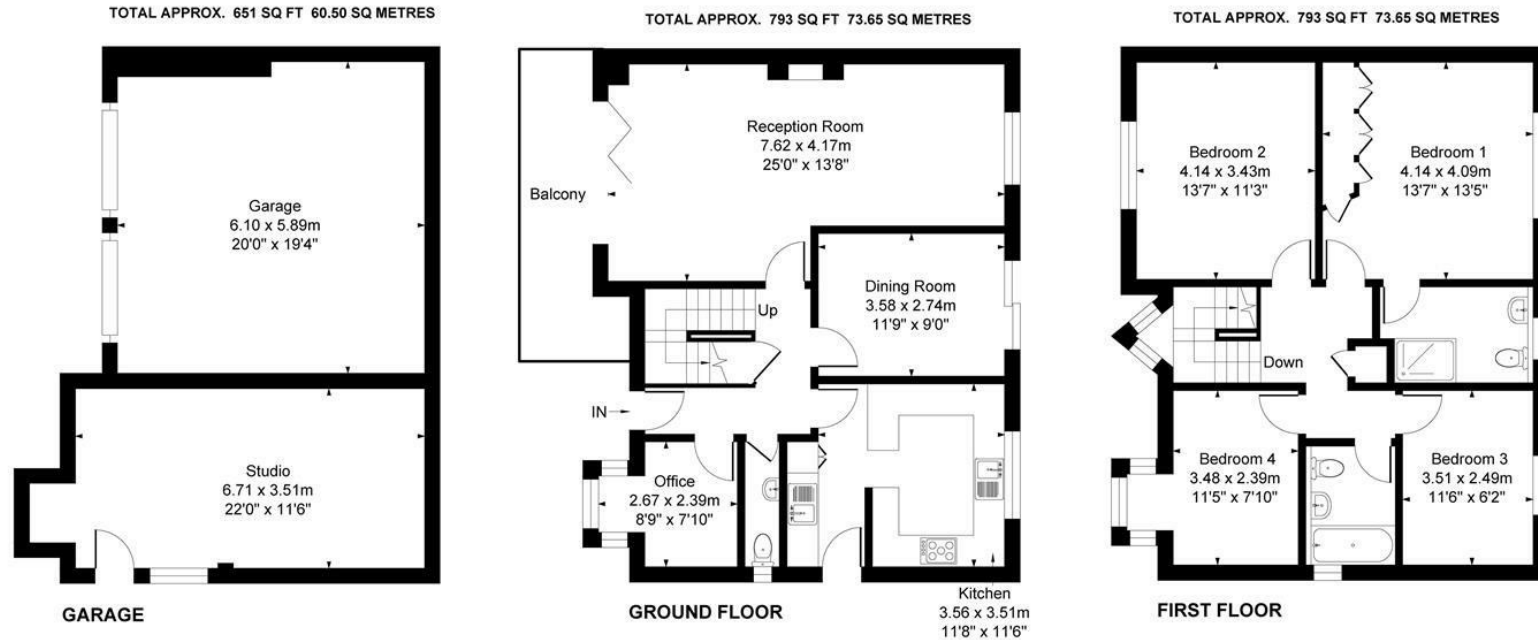
Council Tax Band: G

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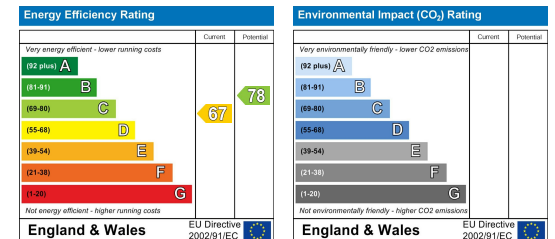
APPROX. GROSS INTERNAL FLOOR AREA 2237 SQ FT 207.80 SQ METRES



Illustrated for identification purposes only, measurements are approximate, not to scale.

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