



OAK ESTATE AGENTS



11 Elbury Avenue

Kingswood, Bristol, BS15 1NJ

£315,000



*** THREE BEDROOM TERRACE HOME WITH AN IMPRESSIVE ENCLOSED GARDEN & AMPLE PARKING*** Property Comprising of Porch, Hallway, Lounge, Dining Room, Kitchen, Inner Hall, Lean To, Landing, Three Bedrooms and Bathroom. The Property Benefits From Gas Central Heating System, Double Glazing, Large Rear Garden With Back Access, Garage and Driveway



Porch

Door to:-

Hallway

Stairs, radiator, door to:-

Lounge 13'2" x 11'5" (4.03m x 3.50m)

Double glazed bay window, radiator, brick built fireplace with gas fire

Dining Room 12'1" x 11'5" (3.70m x 3.50m)

Double glazed french doors, radiator

Kitchen 8'3" x 6'4" (2.53m x 1.95m)

Matching range of wall and base units with worktop space over, space for fridge/freezer, cooker, window, door to:-

Inner Hall

Access to lean to, two larder cupboards

Lean To

Access to garden, plumbing for washing machine

Landing

Loft access, door to:-

Bedroom 1 11'5" x 10'3" (3.49m x 3.13m)

Double glazed window, radiator, fitted wardrobes

Bedroom 2 10'11" x 10'2" (3.35m x 3.10m)

Double glazed window, radiator, fitted wardrobes

Bedroom 3 8'6" x 7'3" (2.60m x 2.23m)

Double glazed window, radiator

Bathroom

Three piece suite comprising of panelled bath with electric shower over, wash hand basin, low level wc, tiled surround, double glazed window, radiator

Garden

Mature garden mainly laid to lawn with borders, greenhouse, back access

Garage

Single garage used for storage accessed from rear lane

Driveway

Driveway To Front

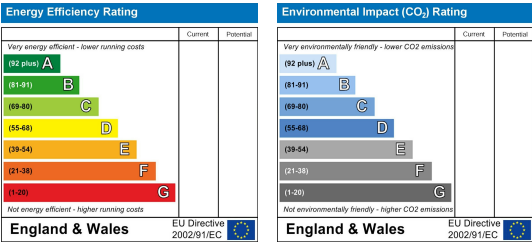
Area Map



Floor Plans



Energy Efficiency Graph



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