



**Barley Close,
Bristol, BS36 2ED**

PRICE: £1,650 PCM

Property Features

- Terraced House
- Three/Four Double Bedrooms
- One/Two Reception Rooms
- Modern Kitchen
- UPVC Double Glazing
- Gas Central Heating
- Immaculately Presented
- Available Mid November
- No Pets



Full Description

ENTRANCE HALL

Radiator.

LOUNGE/DINING ROOM

24'5" x 13'3" (7.44 x 4.04)

Double glazed window to the front, double glazed bi-fold doors to the rear, stairs rising to the first floor, two radiators.

KITCHEN

12'3" x 9'8" (3.73 x 2.95)

Double glazed window to the front, fitted with a range of wall and bas units with roll edge work-surfaces over, built in electric double oven with induction hob and extractor over, ceiling spot lighting, appliance space.

PLAY ROOM/BEDROOM FOUR

18'6" x 8'4" (5.64 x 2.54)

Double glazed window to the front, radiator, television point.

LANDING

BEDROOM ONE

14'9" x 9'11" (4.5 x 3.02)

Double glazed window to the front, radiator, television point, built in storage cupboard.

BEDROOM TWO

13'3" x 9'5" (4.04 x 2.87)

Double glazed window to the front, radiator, television point.

BEDROOM THREE

11'7" x 8'3" (3.53 x 2.51)

Double glazed window to the front, radiator, television point, built in wardrobe.



BATHROOM

Double glazed window to the rear, panelled bath with shower attachment over, built in double shower cubicle with shower over, low level w.c., vanity wash hand basin.

REAR GARDEN

Paved and gravelled.

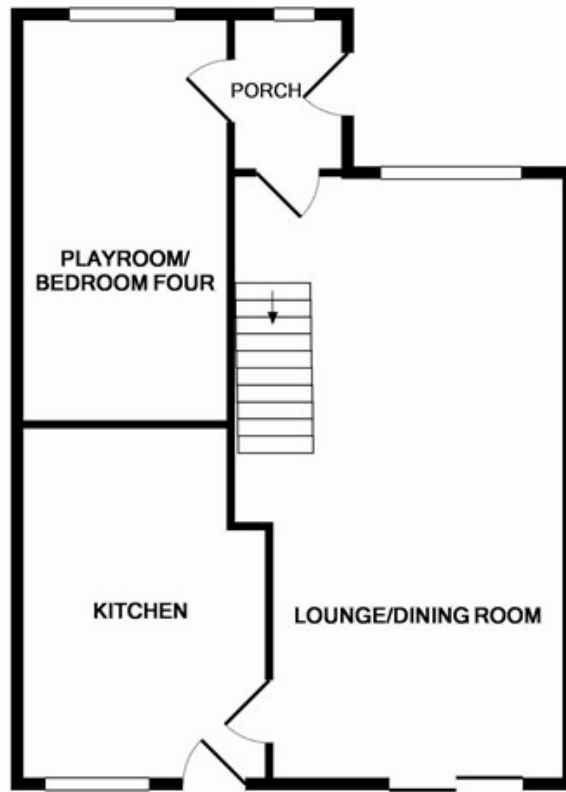
PARKING

Tarmac area to the front providing off street parking.

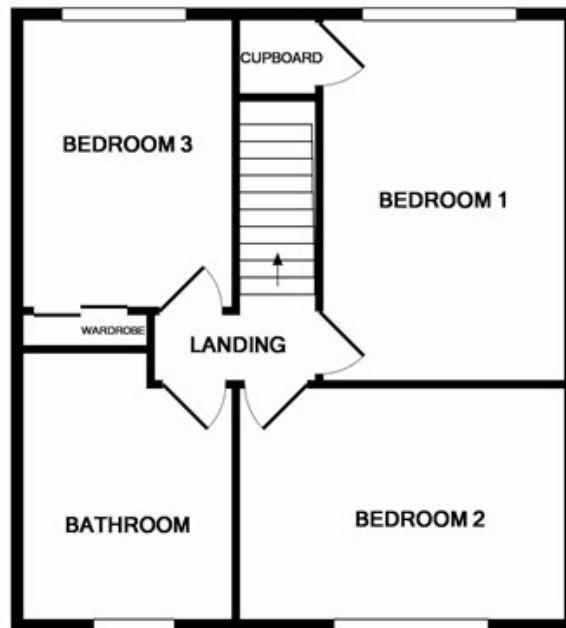


Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			86
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		68	
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92 plus) A			83
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		64	
(21-38) F			
(1-20) G			
<i>Not environmentally friendly - higher CO₂ emissions</i>			
England & Wales		EU Directive 2002/91/EC	



GROUND FLOOR



1ST FLOOR

Measurements are approximate. Not to scale. Illustrative purposes only
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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements