



School Road,
Bristol, BS36 2DB

**Guide Price: Offers In
Excess Of £760,000**

Property Features

- Detached Family Home
- 4 Bedrooms
- 3 Reception Rooms
- 19' Garden Room
- Kitchen & Utility Room
- Ensuite & Family Bathroom
- Plot Approaching Third of an Acre
- Private Rear Gardens
- No Chain
- MUST BE VIEWED

Full Description

Entrance Hall

Door to dining room. Door to kitchen. Stairs to first floor. Door to:

Living Room

24'10" x 11'11"

Front aspect. Feature fire surround with marble effect hearth. Radiators. Double glazed windows. Door to:

Dining Room

19'4" x 15'2"

Garden aspect. Radiator. Double opening doors to garden room. Double glazed window. Door to:

Study

15'2" x 5'5"

Garden aspect. Radiator. Double glazed window.

Kitchen/Breakfast Room

15'2" x 10'6"

Garden aspect. Range of base level cupboards and drawers. Work top surfaces. Breakfast bar. Matching wall mounted cupboards. Inset double stainless steel sink with mixer taps. Inset electric hob. Built in double oven and microwave with pan cupboards above and below. Tiled walls. Under stairs storage cupboard. Door to rear garden. Door to Inner hall. Door to:

Utility Room

16'7" x 7'10"

Front aspect. Work top surfaces with cupboards and appliance space below. Wall mounted cupboards. Double glazed door with adjoining window to front.

Inner Hall.

Door to garden room. Door to:



Cloakroom

Low level W.C. Wash hand basin. Double glazed opaque window.

Garden Room

19'8" x 17'0"

Garden aspect. Radiators. Double glazed sliding door to rear garden. Double glazed window.

Landing

Side aspect window. Doors to:

Master Bedroom

17'9" x 12'5"

Front aspect. Three double wardrobe cupboards with hanging space and shelving and blanket cupboards over. Radiator. Double glazed window. Door to:

En suite Bathroom

Five piece suite comprising - Corner bath. Tiled shower cubicle with glass screen and wall mounted shower. Low level W.C. Bidet. Pedestal wash hand basin. Opaque double glazed window.

Bedroom 2

13'1" x 12'5"

Front aspect. Two double wardrobe cupboards with hanging space and shelving and adjoining blanket cupboards. Radiator. Double glazed window.

Bedroom 3

12'5" x 9'4"

Garden aspect. One double and one single cupboard with hanging space and shelving. Radiator. Double glazed window.

Bedroom 4

7'8" x 7'4"

Front aspect. Radiator. Double glazed window.

Bathroom

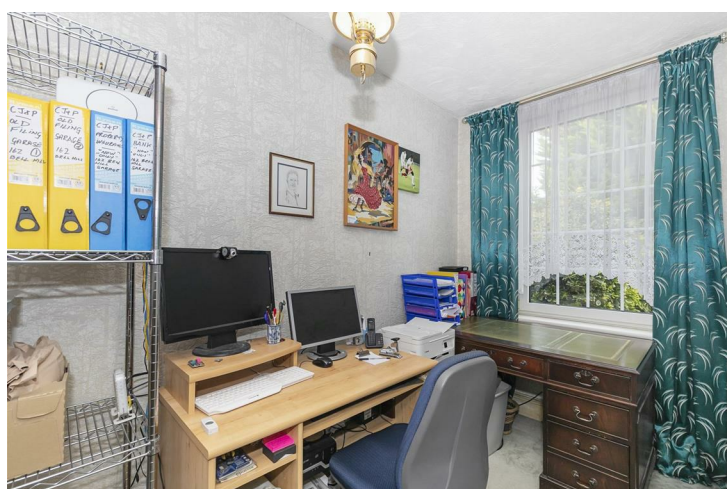
Side aspect. Panel enclosed bath. Low level W.C. Low level W.C. Pedestal wash hand basin. Airing cupboard. Opaque double glazed window.

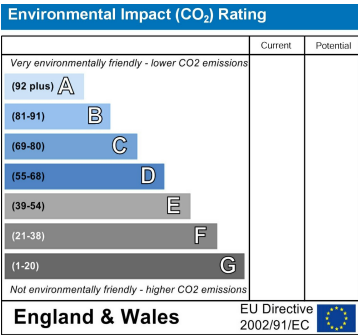
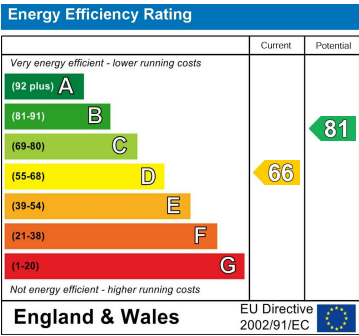
Front Garden

Central driveway affording parking for numerous vehicles. Shaped flower and shrub borders with mature trees and hedges. Side access to:

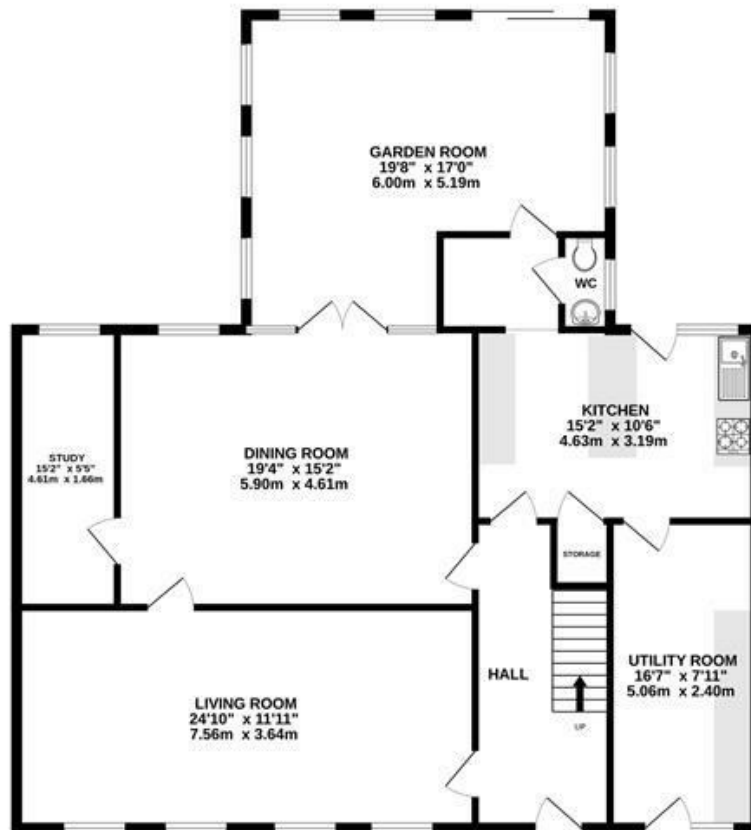
Rear Garden

Paved patio with steps down to lawn area. Pathway giving access to detached out house. Arch to further lawn area. The whole is enclosed by mature hedging and fencing. Mature fruit trees. Stocked flower and shrub borders.





GROUND FLOOR



1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2024

4 Flaxpits Lane
Winterbourne
Bristol
BS36 1JX

www.aj-homes.co.uk
info@aj-homes.co.uk
01454 252140

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