

**Coriander Drive,  
Bradley Stoke, BS32 0DJ**

**PRICE: £280,000**

## Property Features

- Mid Terrace House
- Two Double Bedrooms
- Kitchen
- Lounge/Dining Room
- Cloakroom
- Family Bathroom
- Enclosed Rear Garden
- Off Street Parking
- Popular Cul-De-Sac Location
- No Onward Chain



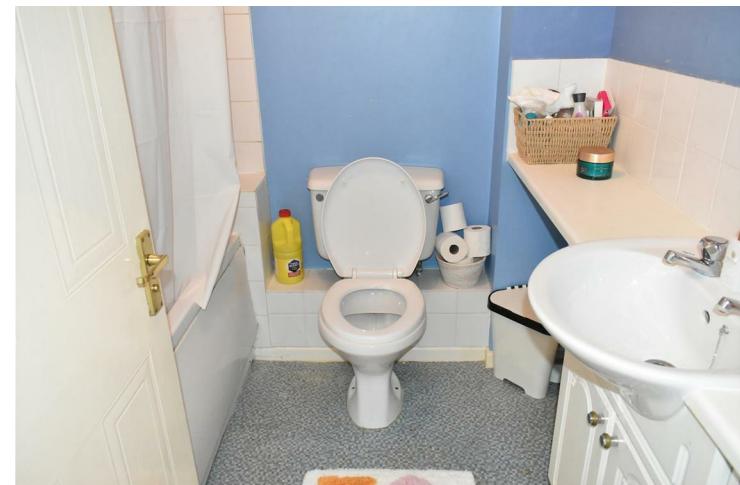
## Full Description

### Entrance Hall

Built in storage cupboard, radiator, textured ceiling.

### Cloakroom

Low level w.c., radiator, vanity wash hand basin, tiled splash-back, extractor, textured ceiling.



### Kitchen

7'11 x 6'6 (2.41m x 1.98m)

Double glazed window to the front, fitted with a range of wall and base units with roll edge work-surfaces over, tiled splash-back, stainless steel single drainer sink unit with mixer tap over, space for fridge/freezer, built in electric oven and gas hob with extractor over, textured ceiling, wall mounted boiler, space for washing machine.

### Lounge/Dining Room

15' x 12'6 (4.57m x 3.81m)

Double glazed door to the rear, double glazed window to the rear, stairs rising to the first floor landing, two radiators, textured ceiling, television point.



### Landing

Textured ceiling, access to the loft space.

### Bedroom One

12'6 x 8 (3.81m x 2.44m)

Two double glazed windows to the front, radiator, textured ceiling.



### Bedroom Two

12'6 x 8'4 (3.81m x 2.54m)

Double glazed window to the rear, radiator, textured ceiling, built in storage cupboard.

## Bathroom

Panelled bath with shower over, low level w.c., vanity wash hand basin, tiled splash-backs, radiator, extractor, textured ceiling.

## Rear Garden

Paved patio area, lawned area, enclosed by fencing.

## Front

Tarmac area providing off street parking, outside storage cupboard.



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

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



Measurements are approximate. Not to scale. Illustrative purposes only.  
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4 Flaxpits Lane  
Winterbourne  
Bristol  
BS36 1JX

[www.aj-homes.co.uk](http://www.aj-homes.co.uk)  
info@aj-homes.co.uk  
01454 252140

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