

Bawns Close, Long Ashton Asking Price £485,000

- Three Bedroom Semi-Detached Townhouse
- Immaculately Presented Throughout
- Stylish Open Plan Kitchen/Dining Room
- Separate Living Room
- Three Spacious Double Bedrooms
- Ground Floor W/C, Family Bathroom & En-Suite Shower Room
- Enclosed Rear and Front Gardens
- Two Allocated Parking Spaces
- Solar Panels

SUMMARY

This beautifully presented three-bedroom semi-detached townhouse offers stunning views and is arranged across three spacious floors. On the ground floor, you'll find a modern open-plan kitchen/dining room, a separate living space, and a downstairs W/C. The kitchen features a range of base and wall units, and built-in appliances such as fridge/freezer, dishwasher, and a four-ring Neff hob and oven, plus double doors leading out to the rear garden. The first floor comprises of two double bedrooms, with one benefiting from an en-suite shower room and the other featuring built-in wardrobes. There is also a family bathroom with a W/C, bath with mains-fed shower and a sink. On the top floor, there is a further double bedroom, along with a large storage cupboard and additional built-in storage in the hallway. The property offers a fully enclosed rear garden mainly laid to lawn, and a front garden area with a lawn, along with two off street parking spaces.



Bawns Close

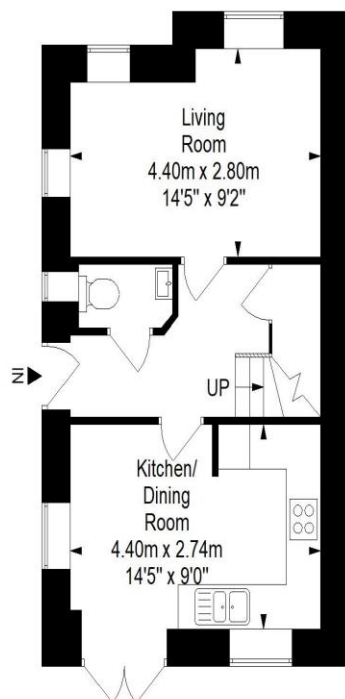
Approximate Gross Internal Area = 80.2 sq m/ 863.3 sq ft

(Excludes Reduced Headroom Area/ Eaves)

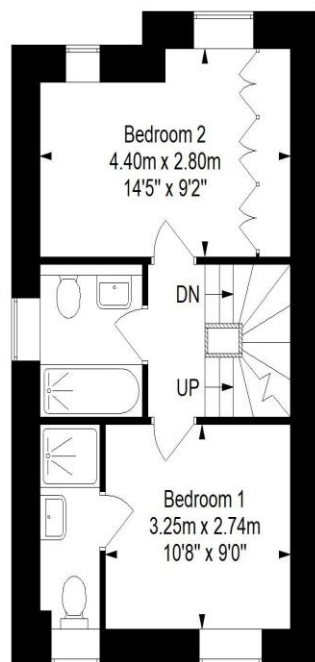
Reduced Headroom Area/ Eaves = 6.0 sq m/ 64.6 sq ft

Total Area = 86.2 sq m/ 927.9 sq ft

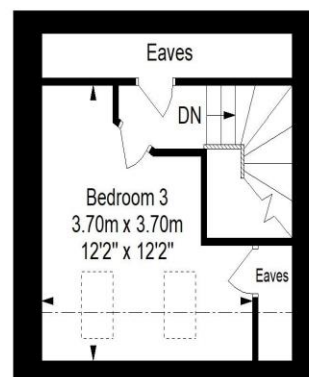
 = Reduced headroom below 1.5m / 5'0"



Ground Floor



First Floor



Second Floor

This floor plan has been drawn using RICS guidelines (GIA)

Disclaimer : Please note this floor plan is for marketing purposes and is to be used as guide only.

All Efforts have been made to ensure its accuracy at time of print



Tenure
Freehold

EPC Rating
B

Council Tax Band
D

Services Mains Gas, Electric and Water

Clifton : 01179 744 766
Long Ashton : 01275 393 956
Southville : 01174 523 700

