



59 Wingfield Road
Lower Knowle, Bristol, BS3 5EG

Asking Price £599,995



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Matthews and Co are delighted to bring to the market this family 3 bedroom plus loft room, semi-detached home in a very desirable location on the borders of Knowle and Bedminster with Marksbury Road Academy, Bridge View Medical Practise and the Northern Slopes, literally just around the corner and within walking distance of Temple Meads and Bedminster

This well maintained and presented property is in an elevated position, boasting fantastic views to the front over Victoria Park, Bedminster and the Ashton Court Estate and briefly comprises of lounge, extended fitted kitchen/diner, cloakroom to the ground floor, 3 bedrooms and a four piece bathroom to the second floor and large loft room accessed from the landing. Outside the house benefits from a garden to the front with gradual path to the front door and the essential driveway/off street parking, to the rear is a south facing tiered garden with 2 large patio areas and grassed area, at the top of the garden is a large purpose built garden office arranged at two rooms and it even has its own shower!

Please call today to book your viewing .

Entrance/Porch/Hallway
11'4" x 6'7" (3.46m x 2.03m)

Lounge/Sitting Room
14'6" x 14'4" (4.44m x 4.38m)

Dining Area
13'10" x 12'7" (4.24m x 3.85m)





Kitchen
21'0" x 7'3" (6.41m x 2.22m)

W C
5'6" x 3'3" (1.68m x 1.00m)

Landing
10'5" x 8'9" (3.18m x 2.68m)

Loft Room
14'9" x 12'11" (4.52m x 3.95m)

Bedroom One
14'4" x 13'0" (4.38m x 3.97m)

Bedroom Two
12'7" x 10'9" (3.86m x 3.30m)

Bedroom Three
9'6" x 8'2" (2.90m x 2.50m)

Bathroom
9'11" x 5'9" (3.04m x 1.76m)

Outside Front

Outside Rear

Garden Building
17'4" x 10'5" (5.29m x 3.18m)

Office/Study
12'10" x 5'11" (3.93m x 1.82m)



Floor Plan



Viewing

Please contact our Knowle Office on 01179 711417 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

298 Wells Road, Knowle, Bristol, BS4 2QG

Area Map



Energy Efficiency Graph

