



5 DOWN CLOSE,
PORTISHEAD, BS20 8BX

GOODMAN
& LILLEY



TUCKED AWAY IN A PEACEFUL CUL-DE-SAC, THIS DETACHED PROPERTY PRESENTS A FANTASTIC OPPORTUNITY AND IS AVAILABLE WITH NO ONWARD CHAIN. OFFERING TWO RECEPTION ROOMS, FOUR BEDROOMS, AND PARTIAL ESTUARY VIEWS, IT'S PERFECT FOR BUYERS LOOKING TO PERSONALISE A HOME TO THEIR OWN TASTE. ADDITIONAL HIGHLIGHTS INCLUDE A WRAPAROUND GARDEN, PRIVATE DRIVEWAY, AND AN INTEGRAL GARAGE.

This four-bedroom detached property presents a fantastic opportunity for buyers looking to modernise and make a home their own. Offered with no onward chain, the property has been in the same family from new and is now ready for its next chapter. While requiring some updating, it offers generous living space and excellent potential throughout.

The accommodation includes two reception rooms, a kitchen, and four well-sized bedrooms, along with a family bathroom. Select rooms enjoy attractive outlooks towards the Severn Estuary, adding to the home's appeal. Outside, the property benefits from a private rear garden, driveway parking, and an integral garage. The quiet cul-de-sac setting offers a safe and family-friendly environment, while still being conveniently located for local amenities and transport links. A rare opportunity to purchase a property in this sought-after location, ideal for those looking to add value through refurbishment.

Goodman & Lilley anticipate a good degree of interest due to its location, potential and the accommodation on offer. Call us today on 01275 430440 and talk with one of our property professionals to arrange an internal inspection.

Accommodation Comprising;

Entrance Hall

A glass-panelled porch provides a sheltered and welcoming entrance to the home. A glazed internal door leads into the main entrance hall, creating a bright and airy first impression.

Living Room

The spacious living room is positioned at the front of the property and benefits from a large picture window, allowing natural light to flood the space throughout the day. A central feature fireplace provides a focal point to the room and is open through to the dining area, creating a warm and sociable flow between the two spaces. The room offers excellent scope for redecoration or remodelling to suit modern tastes.

Dining Room

A large and bright dining room with windows and glazed doors overlooking and opening onto the rear garden. The room opens from the living room through the open feature fireplace, creating a connected and sociable space. There is also a door from the entrance hall and another leading into the kitchen/breakfast room, offering convenient access throughout the ground floor.

Kitchen/Breakfast Room

A spacious and light kitchen/breakfast room fitted with a range of wall and base units, with laminate work surfaces over. A side window offers a pleasant view towards the Severn Estuary, while a rear door opens directly onto the garden. There are also doors leading to a useful pantry/storage cupboard and the downstairs shower room, adding to the practicality of the space.

Cloakroom/Shower Room

The modern downstairs shower room is fitted with a three-piece suite comprising a low-level WC, pedestal wash basin, and a single walk-in shower. A window to the side aspect provides natural light and ventilation.

First Floor Landing

A wide landing accessed via a double staircase, offering a spacious feel. Doors lead to all four bedrooms and the family bathroom, providing a well-connected and functional upper floor layout.

Bedroom One

A large double bedroom featuring built-in wardrobes for ample storage. The room benefits from dual-aspect windows—one overlooking the rear garden and another to the side, offering fantastic views of the Estuary.

Bedroom Two

A large double bedroom with a window to the front aspect, allowing natural light to fill the room. It also features a built-in double wardrobe, offering plenty of storage space.

Bedroom Three

A great-sized double bedroom with a window to the rear aspect, allowing plenty of natural light to fill the room.

Bedroom Four

Currently utilised as a single bedroom, this room offers flexibility and could easily serve as a home office or dressing room, depending on your needs.

Family Bathroom

The family bathroom is fitted with a three-piece suite, including a panel bath with a shower over, low-level WC, and a pedestal sink. A window to the rear aspect provides natural light and ventilation.

Garden

A stunning garden that wraps around three sides of the property, featuring a variety of mature borders filled with flowers and shrubs. There is a patio area perfect for outdoor dining and entertaining, along with a lovely view towards the Estuary. A door provides convenient access to the rear of the garage.

Garage & Driveway

A driveway offering parking for at least two vehicles leads to a slightly longer-than-average garage with an up-and-over door, light, and electricity. There is also a courtesy door providing convenient access to the rear garden.

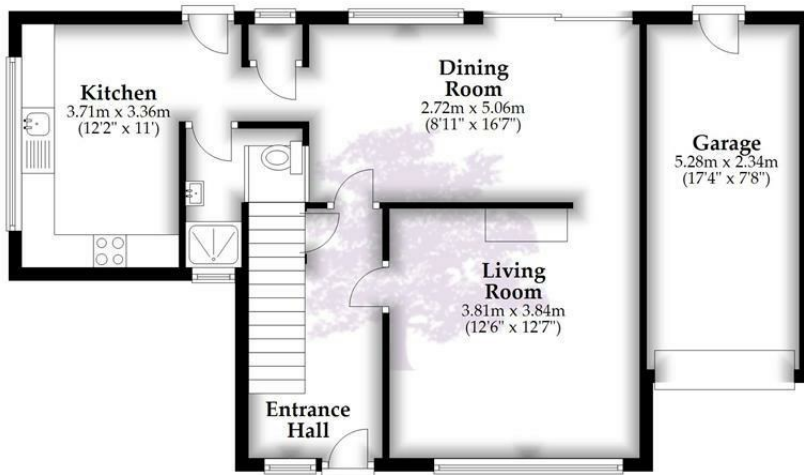
- Detached Family Home
 - Two Reception Rooms
 - Cul-De-Sac Location
 - Garage & Driveway
 - In Need Of Modernisation
- Four Bedrooms
 - Approximately 1268 Sq.Ft
 - Estuary & Welsh Hill Views
 - Generous Gardens
 - Viewing Highly Advised



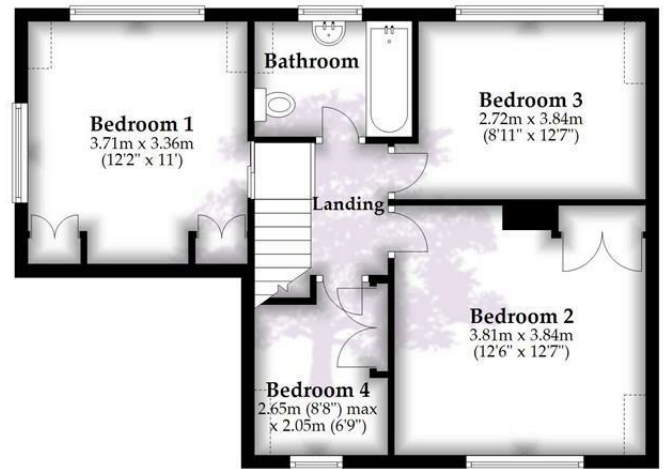
GUIDE PRICE £399,950



Ground Floor



First Floor



Total area: approx. 117.9 sq. metres (1268.8 sq. feet)

Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.
Plan produced using PlanUp.

HENLEAZE - 0117 2130777
henleaze@goodmanlilley.co.uk

PORTISHEAD - 01275 430440
sales@goodmanlilley.co.uk

SHIREHAMPTON - 0117 2130333
shire@goodmanlilley.co.uk

Zoopla.co.uk

rightmove



WWW.GOODMANLILLEY.CO.UK

These particulars are for general guidance only. They do not form or constitute any part of an offer or contract. Goodman & Lilley has not carried out structural surveys of the property. The services, appliances or specific fittings mentioned in these details have not been tested. Every attempt is made to ensure accuracy, however all photographs, measurements, floor plans and distances are for illustrative purposes only. They must not be relied upon when purchasing carpets and or other fixtures & fittings. Lease details, service charges and ground rents are given as a guide only. They should be checked and confirmed by a licensed solicitor prior to exchange of contracts. The copyright of all details, photographs and floor plans remain exclusive to Goodman & Lilley.