



## 26 Hungerford Walk, Bristol, BS4 5HN

**£279,000**

This semi-detached home located on Hungerford Walk in the popular area of Brislington boasts a spacious reception room, three good sized bedrooms and a spacious bathroom, which has been adapted into a wet room. One of the standout features of this house is its large garden, accessed via French doors from the kitchen/dining room, it offers a fantastic space with potential to landscape into something really special.

With a generous 79 square metres of living area, this home provides a perfect balance of room to relax and entertain. The property also features parking space for two vehicles.

While the property is in need of modernisation, this presents a great opportunity for you to put your personal touch on the space and create a home that truly reflects your style and preferences.

Offered for sale with no onward chain worries and conveniently located close to local schools, parks, and commuter routes, makes this an ideal purchase for families and professionals alike.

### Hallway



### Master Bedroom

13'4 x 12'4 (4.06m x 3.76m)



### Sitting Room

12'10 12'6 (3.91m x 3.81m)



### Bedroom Two

9'5 x 12'4 (2.87m x 3.76m)



### Kitchen/Dining Room

9'4 x 18'8 (2.84m x 5.69m)



### Landing

6'5 x 6' (1.96m x 1.83m)

### Bedroom Three

9'8 max x 8'9 (2.95m max x 2.67m)



### Shower Room

5'9 x 7'10 (1.75m x 2.39m)



### Garden



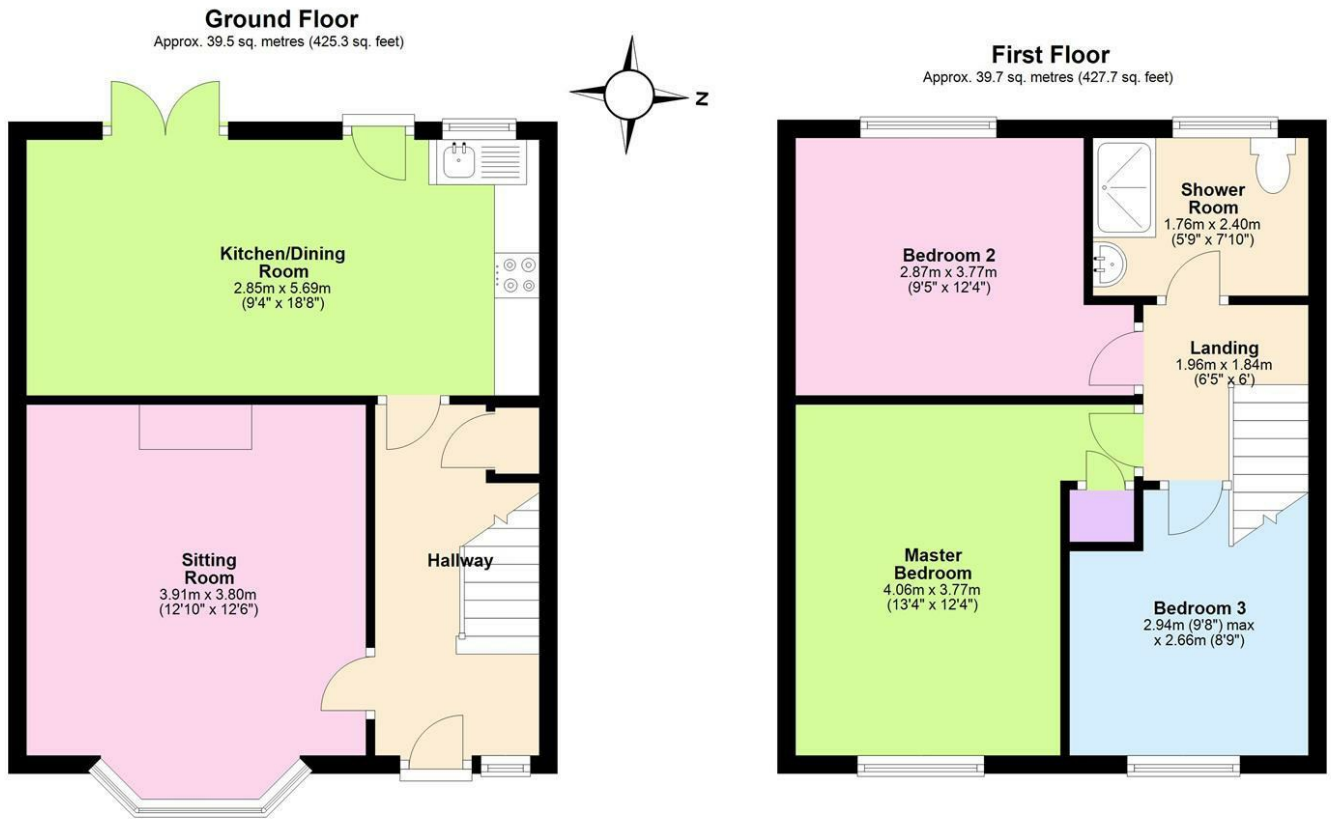
### Rear Elevation



### General

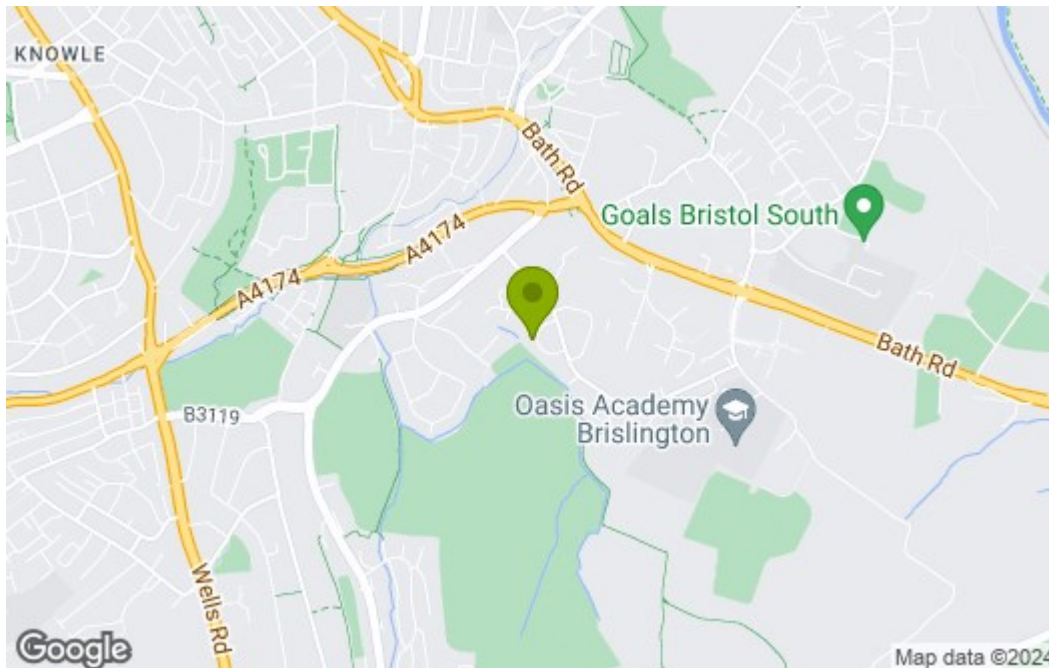
We believe the property to be of a Laing Easiform Construction. Any perspective purchaser should ensure their broker/mortgage lender is made aware of this.

# Floor Plan

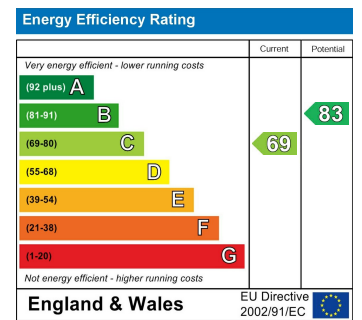


Total area: approx. 79.2 sq. metres (853.0 sq. feet)  
**26 Hungerford Walk, Bristol**

# Area Map



# Energy Efficiency Graph



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.