

247 Sturminster Road, Bristol, BS14 8ER

£257,450

Presenting this terraced house, currently listed for sale, and ideally nestled amidst accessible public transport links, reputable nearby schools, and serene green spaces. This property is a perfect sanctuary for families and couples alike seeking a harmonious blend of comfort and convenience.

The house boasts three bedrooms, two of which are generous double rooms, providing ample space for relaxation and personalisation. The third bedroom is a cosy single room, perfect for a child's bedroom or home study. The bedrooms are complemented by a refitted bathroom and separate WC, offering a tranquil space to unwind.

The social heart of the house is represented by two reception rooms. The spacious sitting room provides an ideal place for family gatherings, while the separate dining room adds a touch of sophistication to meal times. With a separate kitchen, there is potential to knock through and create a beautiful culinary space subject to the necessary building regulations.

Entrance Hall

13'0" x 6'0" (3.97 x 1.83)



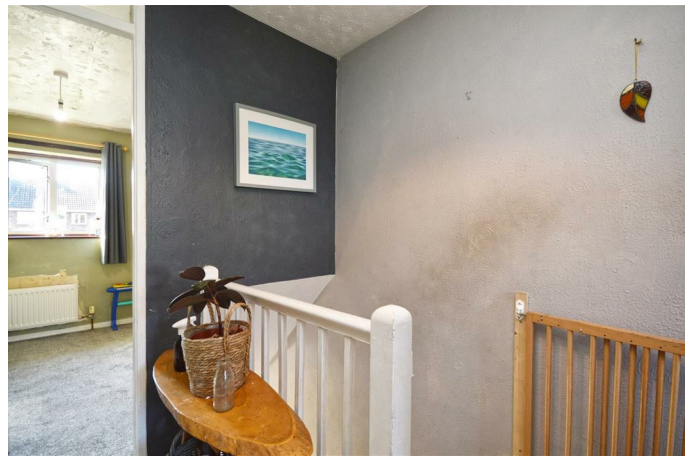
Dining Room

11'8" x 9'3" (3.56 x 2.84)



First Floor Landing

6'8" x 5'11" (2.05 x 1.82)



Sitting Room

12'11" x 11'8" (3.94 x 3.56)



Kitchen

9'3" x 8'9" (2.84 x 2.67)



Bedroom One

13'4" x 10'11" (4.07 x 3.34)



Bedroom Two

13'7" x 9'2" (4.15 x 2.81)



Toilet

5'9" x 2'8" (1.76 x 0.83)



Bedroom Three

9'6" x 8'7" (2.90 x 2.63)



Outside



Agent Note

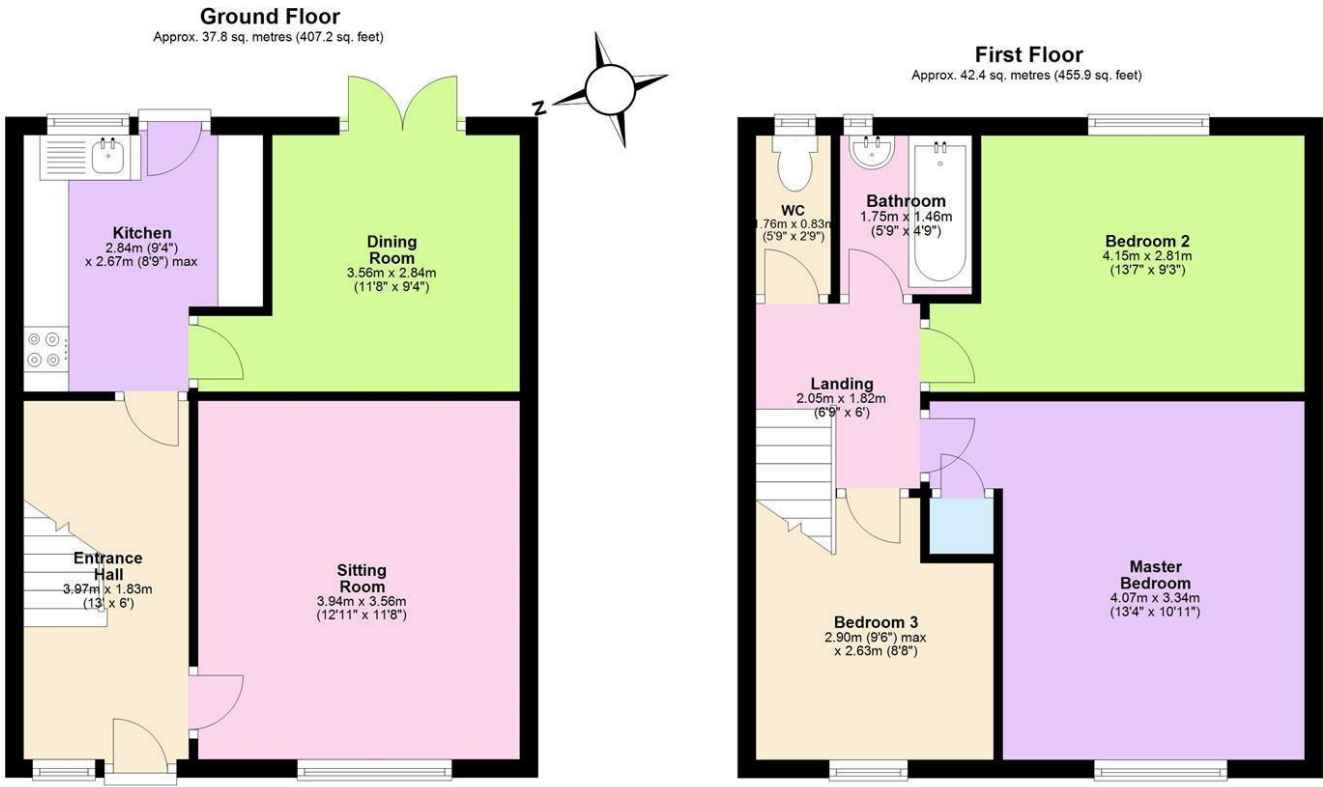
Please note the construction of this property is a Laing Easi Form. If you have any queries regarding this please do ask one of our agents.

Bathroom

5'8" x 4'9" (1.75 x 1.46)

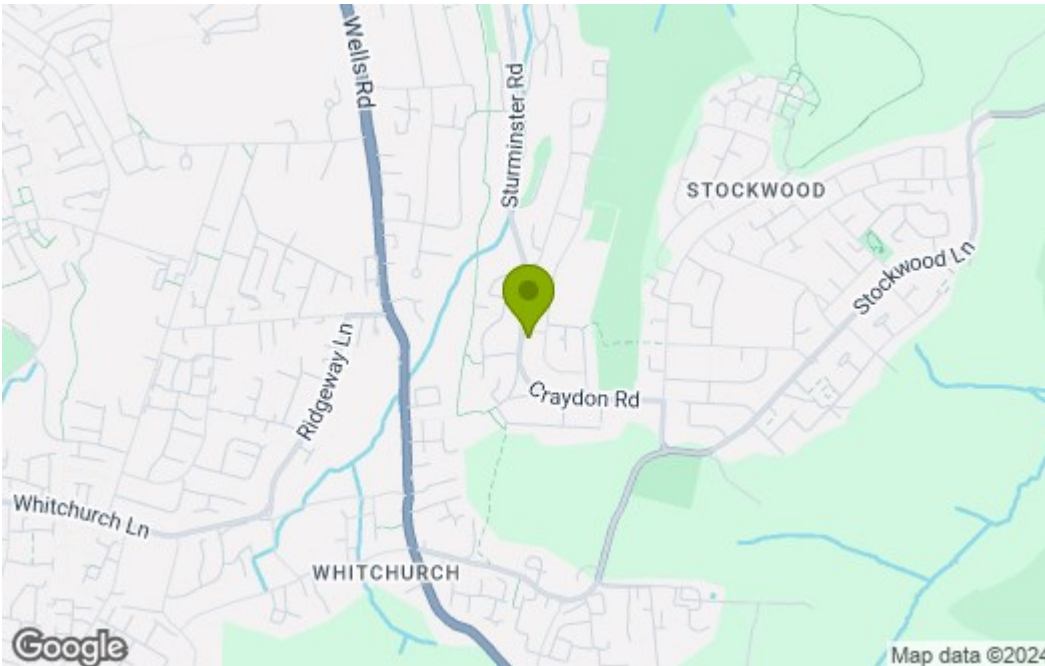


Floor Plan

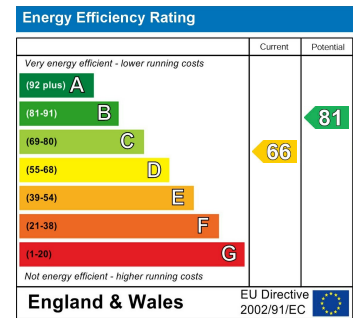


Total area: approx. 80.2 sq. metres (863.1 sq. feet)

Area Map



Energy Efficiency Graph



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