

38 Ponsford Road, Bristol, BS4 2UR

£370,000

Presenting a charming semi-detached house for sale, in good condition and ideally suited for first-time buyers or families. Elevated from the road, giving a good level of privacy, the property boasts three double bedrooms, each offering ample space. A spacious bathroom completes the well laid out first floor accommodation. The heart of this home is certainly the re-fitted kitchen, which is both functional and stylish. Further enhancing the spacious feel of the property are two open-plan reception rooms. The first is a welcoming space with access to a lovely garden, perfect for entertaining guests or family activities. The second reception room features large windows, allowing for a flood of natural light, creating a bright and airy atmosphere.

Outside, the property boasts a large elevated garden, with a pretty, paved seating area to the side. The property also benefits from a useful garden room, with both power and internet, this has the potential for a great work from home space.

Situated in a popular location with excellent public transport links, nearby schools, and green spaces, this lovely home is sure to create a great level of interest!

Entrance Hallway



Kitchen

11'9 x 6'3 (3.58m x 1.91m)



Landing

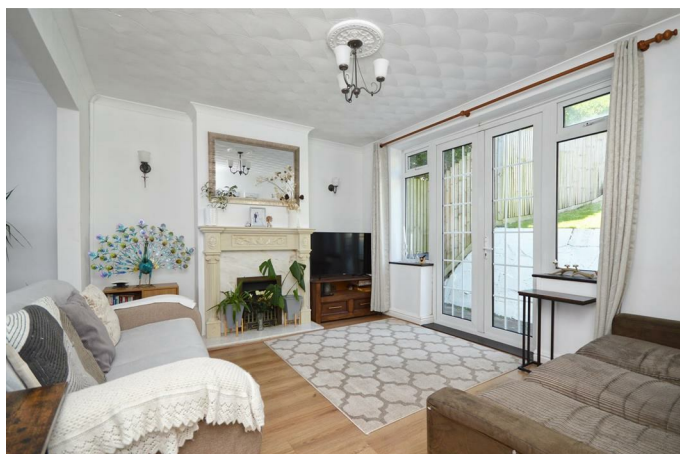
Bedroom One

12'6 x 10'6 (3.81m x 3.20m)



Sitting Room

14'6 x 10'10 (4.42m x 3.30m)



Dining Room

11'3 x 10'6 (3.43m x 3.20m)



Bedroom Two

10'10 x 10'5 (3.30m x 3.18m)



Bedroom Three

10'11 x 7'2 (3.33m x 2.18m)



Garden Room/Office

Rear Elevation



Bathroom



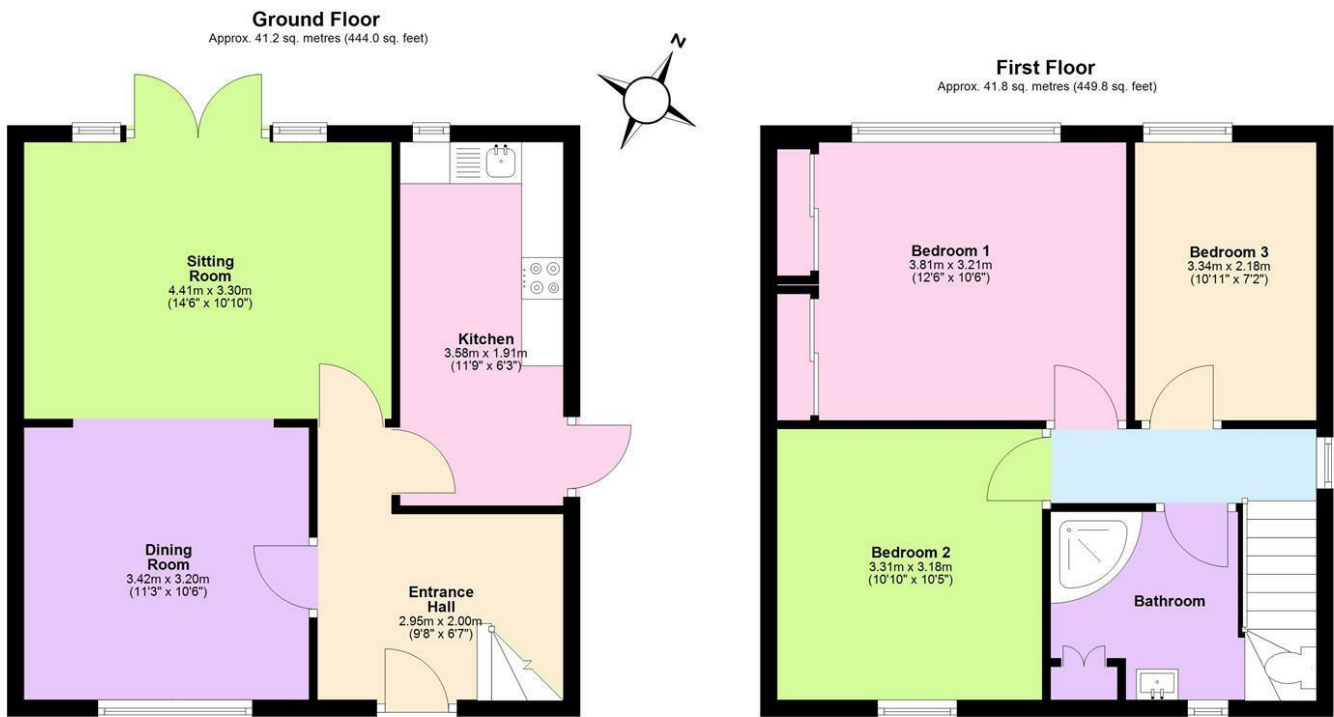
Rear Garden



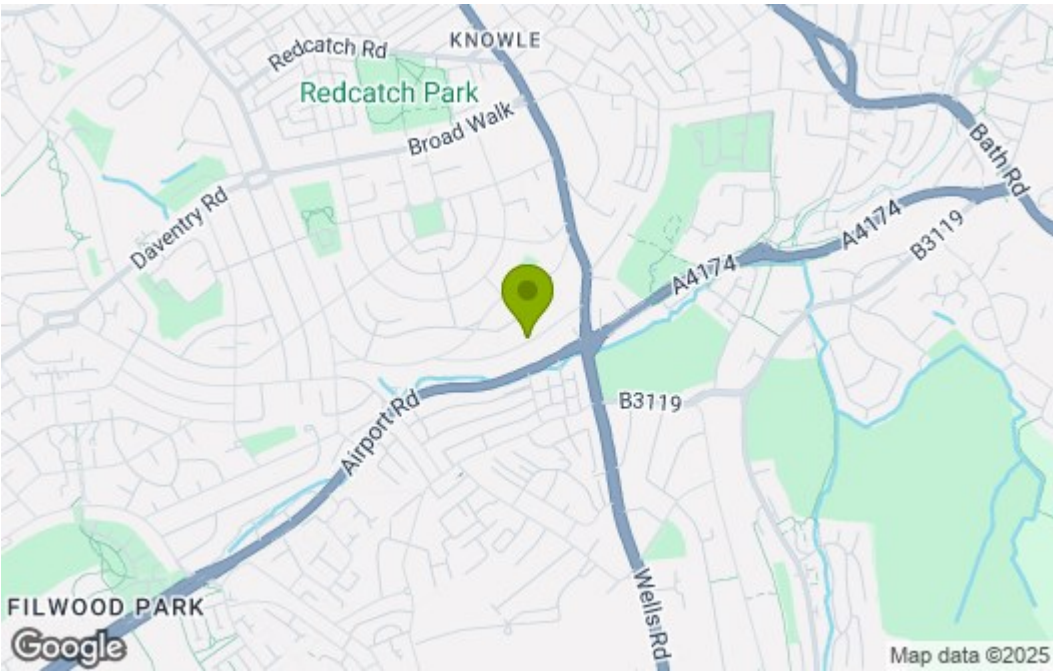
Side Garden



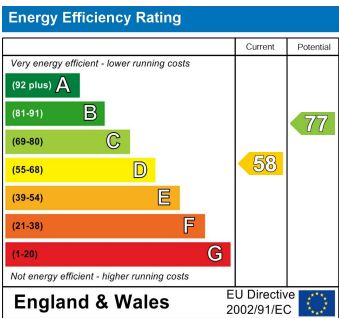
Floor Plan



Area Map



Energy Efficiency Graph



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