



MAGGS
& ALLEN

27 MELBOURNE ROAD
BISHOPSTON, BRISTOL, BS7 8LA
Offers In The Region Of £400,000

A three-bedroom mid-terrace in desirable Bishopston with sizeable garden, in need of a full refurbishment. Offered with no onward chain.

Ground Floor

Approached via courtyard front garden, and entering into the hallway, from here you find access to the front reception room, rear reception room and ground floor bathroom.

At the rear of the property is a fitted kitchen, from which there is access to a well-sized garden. This is a level space, with small courtyard area and due to its orientation and size benefits from sun into the evening.

First floor

Ascending upstairs, you will find the master spanning the width of the front of the property, two small rooms to the rear, and a storage cupboard on the landing.

In need of extensive refurbishment, but offering scope to be an excellent home. Offered with no onward chain.

Location

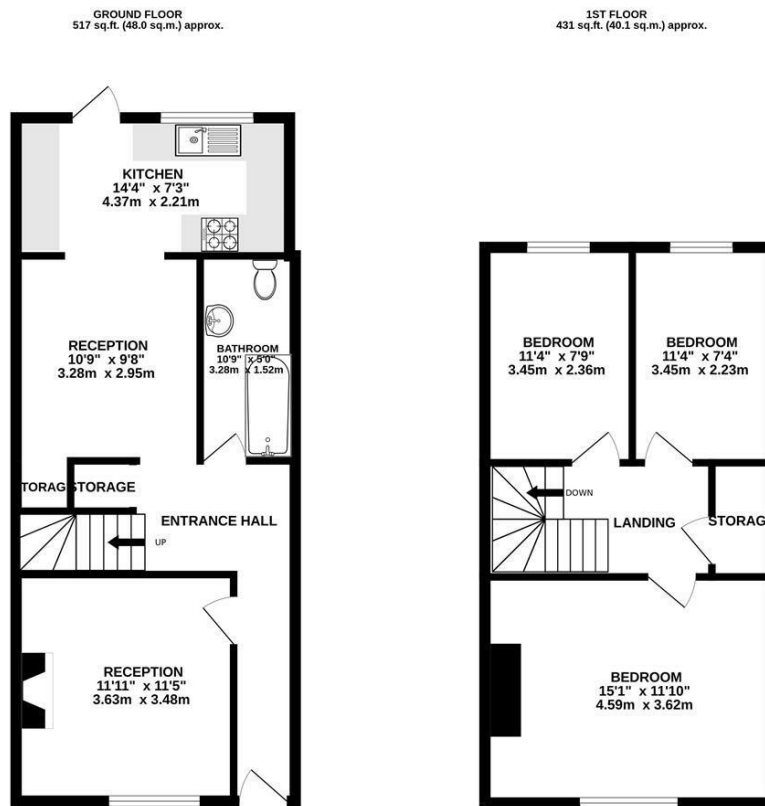
Bishopston is one of Bristol's best-known and popular areas, and it really is no surprise why.

The community spirit in Bishopston is palpable, with a diverse population that values inclusivity and a strong sense of local identity. Residents actively engage in neighbourhood events and initiatives, creating a warm and welcoming environment for everyone.

One of the standout features of Bishopston is its tree-lined streets, dotted with an array of independent shops, boutiques, and cafes. Gloucester Road, often referred to as the longest independent shopping street in the UK, boasts a diverse range of local businesses - from quirky bookstores to artisan bakeries, there's always something new to explore.

Bishopston is also home to an abundance of green spaces, providing a welcome escape from the hustle and bustle of city life. Whether you're enjoying a picnic in St. Andrews Park or taking a leisurely stroll through Horfield Common.





TOTAL FLOOR AREA: 948 sq.ft. (88.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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- Three bedroom mid-terrace
- Desirable Bishopston location
- Two reception rooms
- Well-sized gardens
- Excellent local schools
- No onward chain
- Potential investment opportunity

Guide Price: £400,000

Tenure: Freehold

Council Tax Band: B

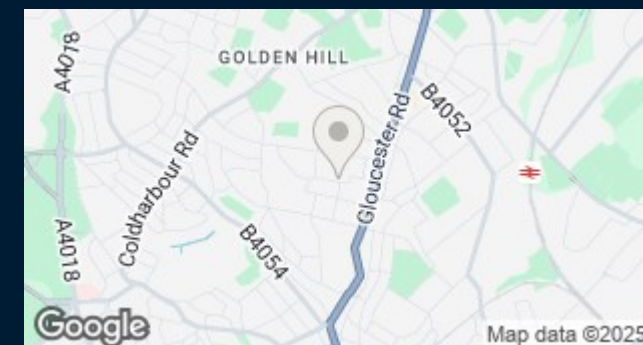
EPC Rating: G

Local Authority: Bristol City Council

Viewing: By appointment only.

Contact Us: 0117 949 9000

Important Notice: This information was provided at the time of instruction and may be incorrect or liable to change. Please contact the office to confirm any details.





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