



Stoke Cottages
Stoke Bishop
Bristol

1 STOKE COTTAGES, STOKE BISHOP, BRISTOL, BS9 1EY

SUMMARY OF ACCOMMODATION

A CHARMING TWO BEDROOM COTTAGE THAT HAS BEEN EXTENSIVELY MODERNIZED BY THE CURRENT OWNERS, OFFERING A CHARMING “TURN KEY” OPPORTUNITY IN A FABULOUS STOKE BISHOP LOCATION.

Number One Stoke Cottages is a delightful bright and light end of terrace cottage set in the heart of Stoke Bishop. The comfortably proportioned accommodation is presented beautifully throughout, tastefully creating the feeling of country living, whilst benefitting from modern convenience such as double glazing throughout.

The ground floor enjoys stripped wooden laminate floors throughout, and boasts a charming sitting room with a bay window to the front, period alcoves, that opens through to a fully fitted kitchen with a good range of fitted units and ample space for a dining table. A stable door affords access to a rear courtyard garden enclosed by wooden fencing, and an elegant staircase ascends from the sitting room to the first floor housing clever bespoke storage solutions.

Upstairs is a large double master bedroom to the front, which benefits from built in storage and a second bedroom to the rear that are serviced via a well appointed bathroom.

Outside the property enjoys a South West facing garden to the front enclosed by white picket fencing, and entered via an arched white trellis., and the aforementioned rear courtyard garden.

USEFUL INFORMATION

Tenure –Freehold

Local authority – Bristol City Council

Council tax band – D (£2,713.68 for 2026/2027)

Services - All mains services.

EPC Rating- D (58) with potential of B (90)

Broadband – Ultrafast up to 10,000 Mbps download and upload.

Mobile Phone Coverage – Good outdoor, variable indoor coverage for EE, 02, Vodafone and Three.

Viewings – Via Hydes of Bristol, 0117 973 1516

LOCATION

Stoke Bishop is a desirable family suburb to the northwest of the city. This particularly convenient position offers good local amenities, with local shops and a Post Office merely a short walk away on Stoke Hill, as well as restaurants and cafés. There is good schooling for all ages in both state and private sectors, as well as excellent sporting facilities serving many local clubs all of which enhances the popularity from families towards Stoke Bishop.

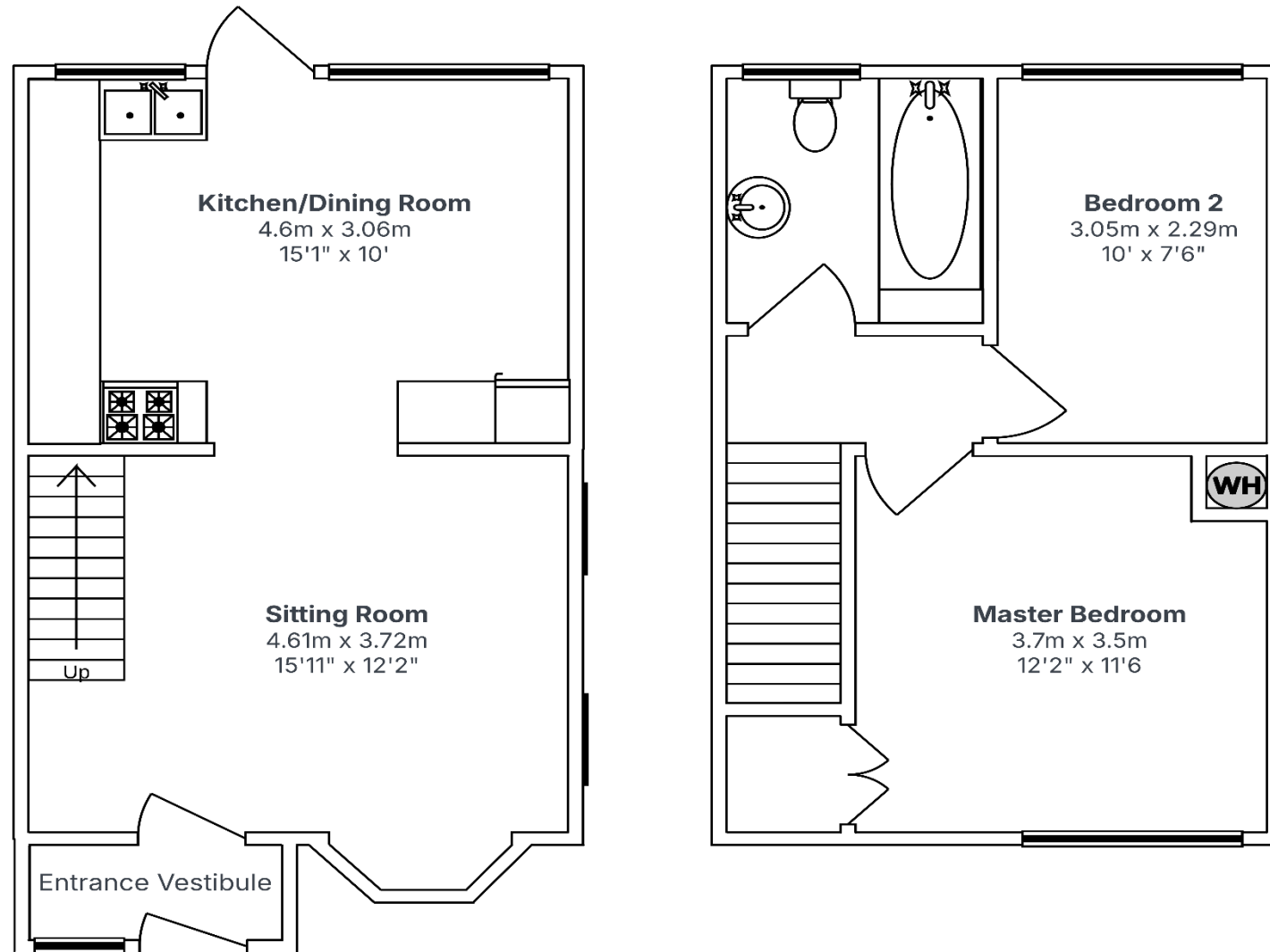
Bristol has a popular cultural and music scene, catering for all tastes and genres and is famed for its green, open spaces such as Durdham Downs and The Ashton Court Estate, which is across the famous Suspension Bridge and includes mountain bike trails and bridle paths. There are golf courses close by with sailing and windsurfing at Baltic Wharf, and even surfing at “The Wave.”

For the commuter, the nearby A4 has a direct link to the commercial centre, and indeed the motorway networks M5 and M4. Bristol Temple Meads train station provides an extensive service to many cities nationwide, and the city’s international airport flies connects to many European Cities.



Floorplan: 1 Stoke Cottages, Stoke Bishop, Bristol, BS9 1EY

Area : 69.7m² which equates to 750 square feet



IMPORTANT NOTE

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