



# 18 Nevalan Drive

St George, Bristol, BS5 8TT

**£280,000**



Nestled in the charming area of St George, Bristol, this delightful No Chain - End-of-terrace home on Nevalan Drive offers a perfect blend of comfort and convenience. With two well-proportioned bedrooms, this property is ideal for small families, couples, or individuals seeking a peaceful retreat.

Upon entering, you are welcomed into a spacious reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The heart of the home is the kitchen/breakfast room, which is designed for both functionality and style, making it an excellent space for culinary enthusiasts to prepare meals and enjoy casual dining.

One of the standout features of this property is the conservatory, which extends the living space and allows for an abundance of natural light to flood in.

The property boasts a well-appointed bathroom, ensuring that all essential amenities are readily available. Additionally, the absence of a chain means that you can move in without delay, making this home an attractive option for those looking to settle in quickly.



## Hallway

Kitchen 14'1" x 8'11" (4.31m x 2.74m)

Lounge 14'11" x 11'8" (4.57m x 3.57m)

Conservatory 11'1" x 5'2" (3.38m x 1.59m)

## Landing

Bedroom 1 14'9" x 11'8" (4.50m x 3.57m)

Bedroom 2 14'2" x 9'1" (4.32m x 2.77m)

Bathroom 6'7" x 5'5" (2.02m x 1.67m)

## Garden

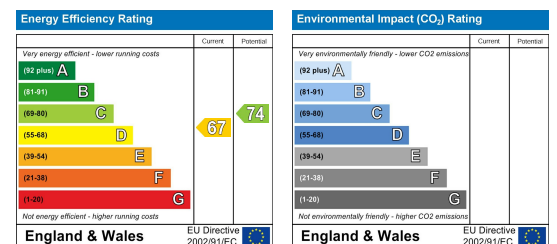
## Area Map



## Floor Plans



## Energy Efficiency Graph



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