



3 The Witheys

Whitchurch Village, Bristol, BS14 0QB

Asking Price £385,000



3 The Witheys

Whitchurch Village, Bristol, BS14
NR

**** NO CHAIN ****

Matthews and Co are pleased to bring to the market this detached 3 bedroom house with double garage and large driveway. Nestled away in the sought-after Whitchurch Village, the property itself is available with no onward chain, is well cared for, but would benefit from modernisation and could be extended to the side and rear subject to the relevant planning permission.

Internally there is an entrance hall, a good size lounge, kitchen/dining room, utility room and downstairs toilet, rear lobby with a door into the garage to the ground floor. Upstairs there are two double bedrooms with a built in wardrobe in the principal bedroom, a single bedroom, and a family bathroom.

Outside the property boast a good size sunny aspect rear garden with patio area and access into the double garage, to the front of the property is a great size driveway for up to 4 vehicles.

Hallway
4'7" x 4'7" (1.41 x 1.41)

Lounge
13'10" x 12'10" (4.23 x 3.92)

Kitchen/Dining room
16'1" x 10'9" (4.92 x 3.30)

Rear lobby
4'3" x 3'1" (1.32 x 0.96)

Downstairs wc
4'2" x 3'11" (1.29 x 1.20)





Utility room
7'10" x 6'10" (2.39 x 2.10)

Double garage
16'9" x 16'4" (5.12 x 5.00)

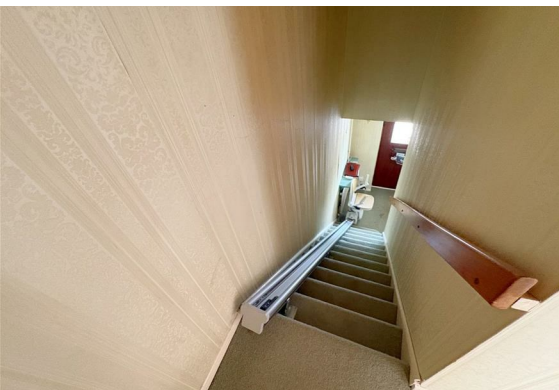
Landing
9'5" x 3'0" (2.89 x 0.93)

Bed 1
13'1" x 9'10" (4.00 x 3.00)

Bed 2
9'3" x 8'9" (2.83 x 2.67)

Bed 3
8'9" x 6'8" (2.68 x 2.04)

Bathroom
6'5" x 6'5" (1.98 x 1.97)



Floor Plan



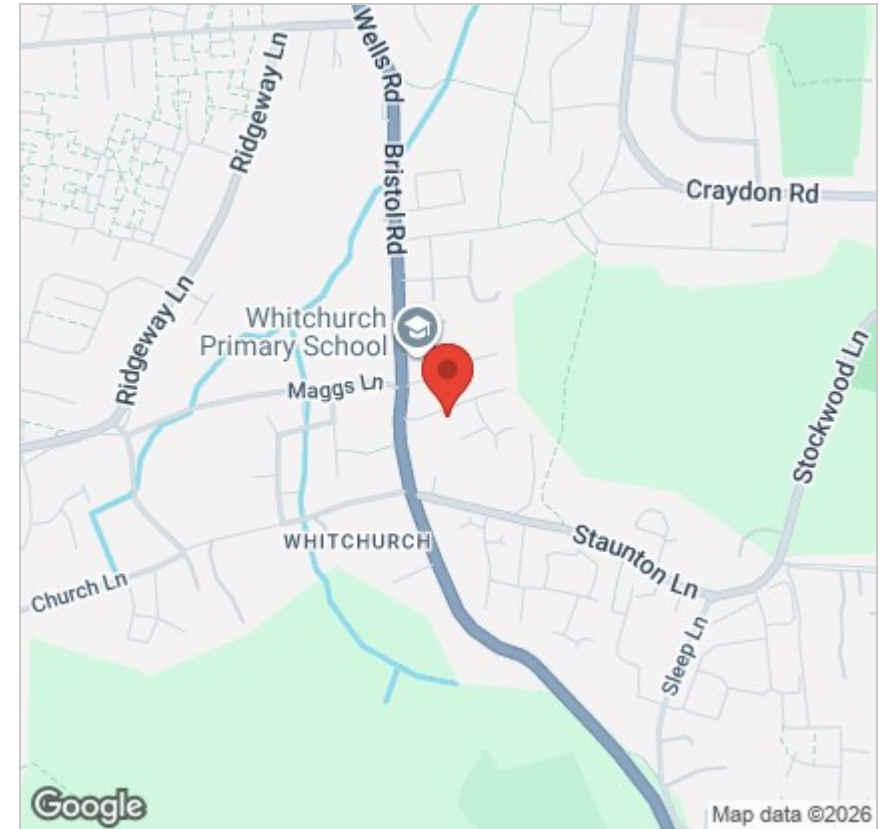
Viewing

Please contact our Knowle Office on 01179 711417 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

298 Wells Road, Knowle, Bristol, BS4 2QG

Area Map



Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	