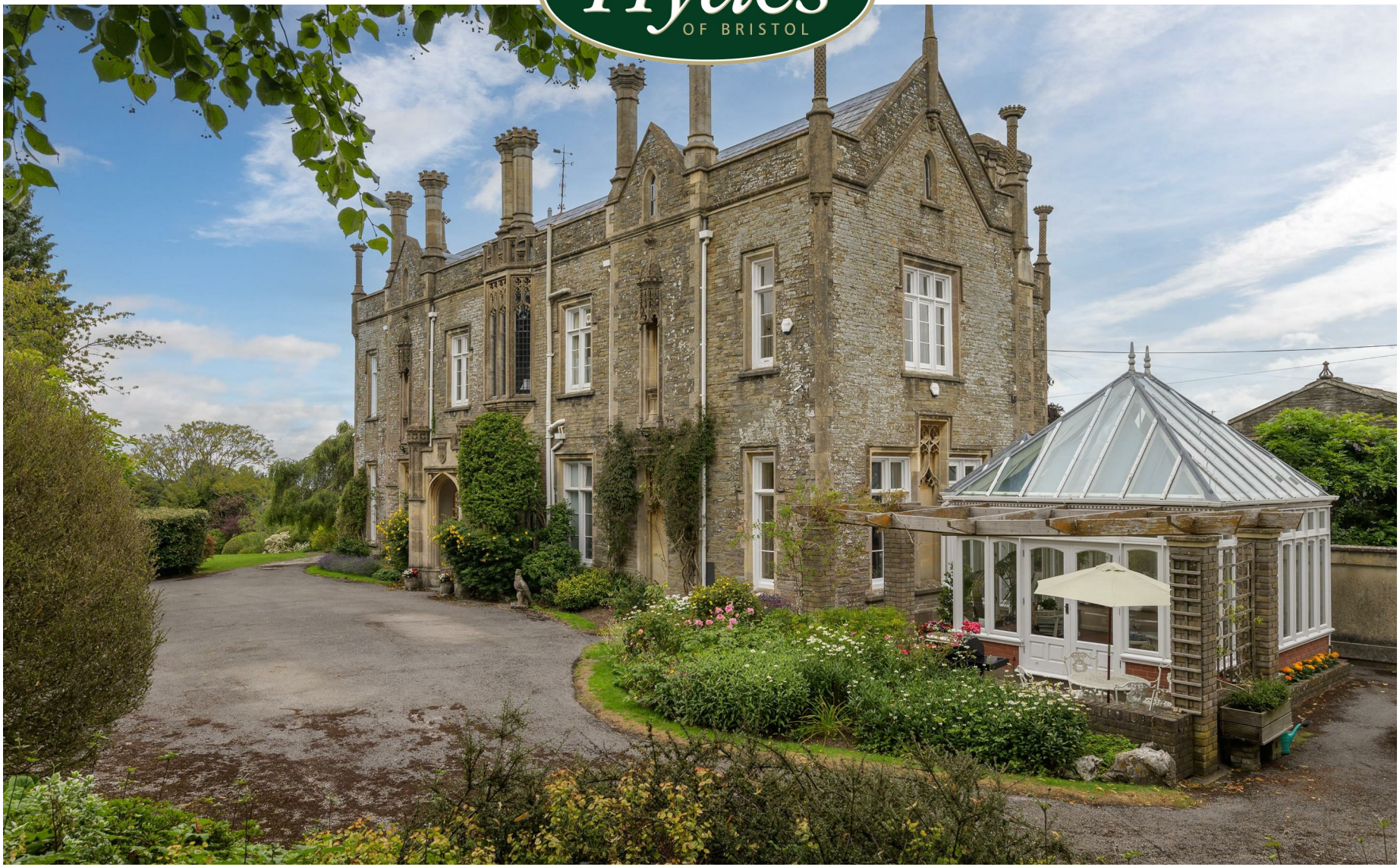
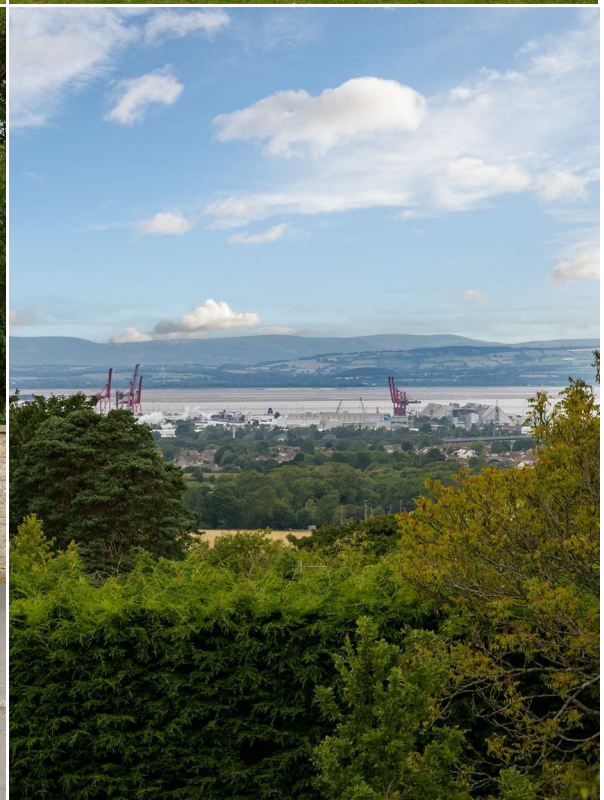
Hydes
OF BRISTOL



Manor Road, Bristol, BS8 3RP

www.hydes.co.uk



Manor Road, Bristol, BS8 3RP

A unique five/six-bedroom house forming the principal wing of an important 19th century, Grade II listed house located in the highly regarded village of Abbots Leigh.

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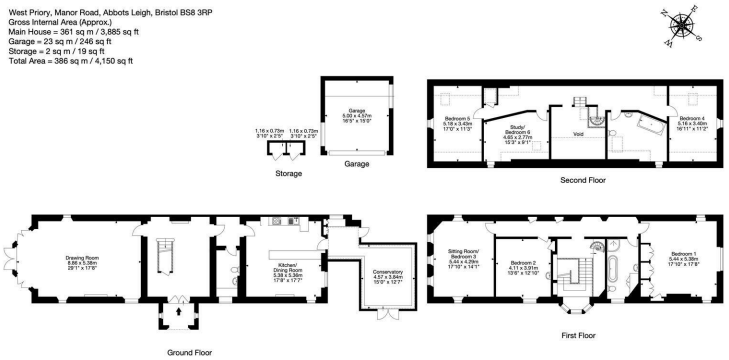
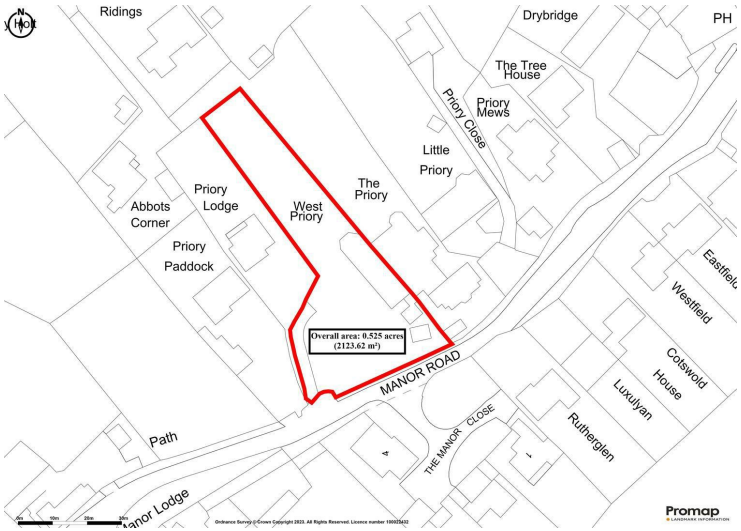
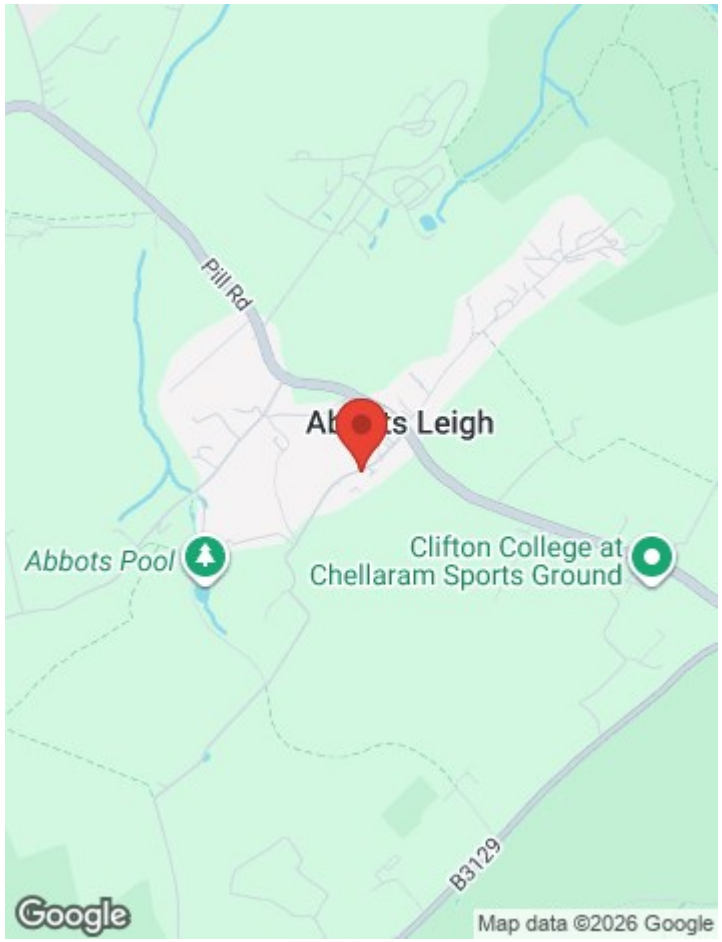
West Priory, Manor Road, Abbots Leigh, Bristol BS8 3RP
Gross Internal Area (Approx.)
Main House = 361 sq m / 3,885 sq ft
Garage = 23 sq m / 246 sq ft
Storage = 2 sq m / 19 sq ft
Total Area = 386 sq m / 4,150 sq ft

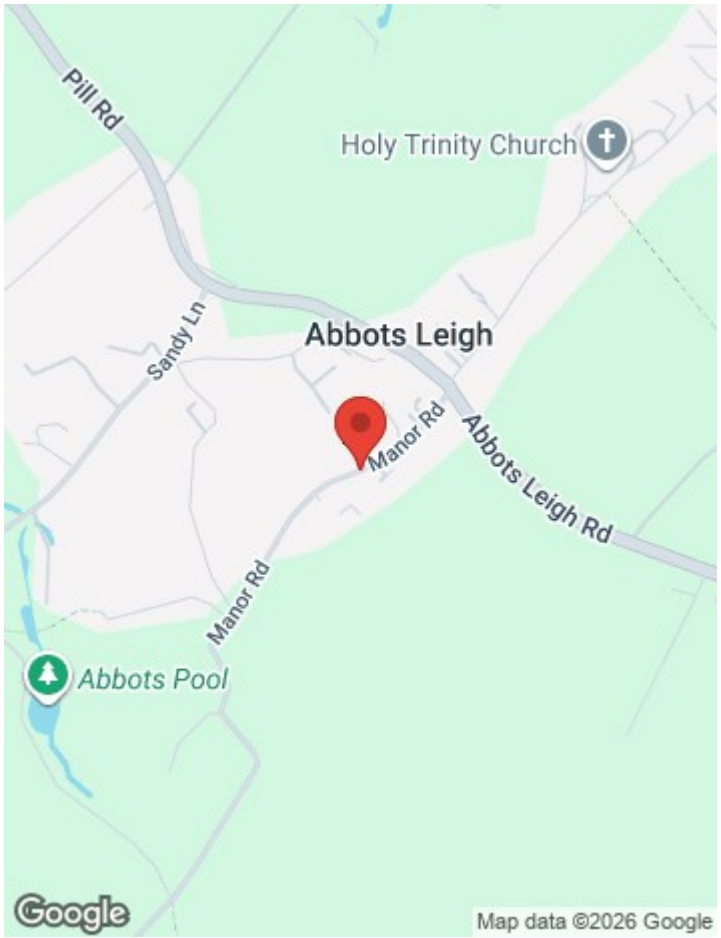


Capture Property Marketing 2023. Drawn to RICS guidelines.
All Measurements are approximate and should not be relied on as a statement of fact.
Plan is for illustration purposes only. Not drawn to scale.

Capture.







OTHER INFORMATION

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IMPORTANT NOTE

Hydes Of Bristol and any joint agents give notice that (i) they have no authority to make or give representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. (ii) Any areas, distances or measurements are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulations or other consents and Hydes Of Bristol have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. (iii) In accordance with the consumer protection from unfair trading regulations, please note that the working condition of these services, or kitchen appliances has not been checked by the Agents but at the time of taking particulars we were informed that all were in working order. Please also note that current government legislation demands that as selling agents for this property, Hydes Of Bristol require written evidence of the origin/source of fi nance for funding for any prospective purchaser wishing to purchase this property. This confi rmation shall be required prior to the vendor entering into any contract of sale and our instructions from the vendor are to this effect.