

Hallway
Living Room
11'5" x 10'10" (3.5m x 3.32m)
Dining Room
13'1" x 8'10" (4.00m x 2.71m)
WC/Utility
6'0" x 5'2" (1.83m x 1.58m)
Landing
Bedroom
14'6" x 11'3" (4.42m x 3.44m)
Bedroom
9'0" x 8'5" (2.76m x 2.57m)
Bedroom
9'4" x 7'1" (2.85m x 2.18m)
Bathroom
11'5" x 4'10" (3.48m x 1.49m)



PROPERTY TYPE House - End Terrace
BEDROOMS 3
RECEPTION ROOMS 2
BATHROOMS 1
EPC RATING D
COUNCIL TAX BAND B

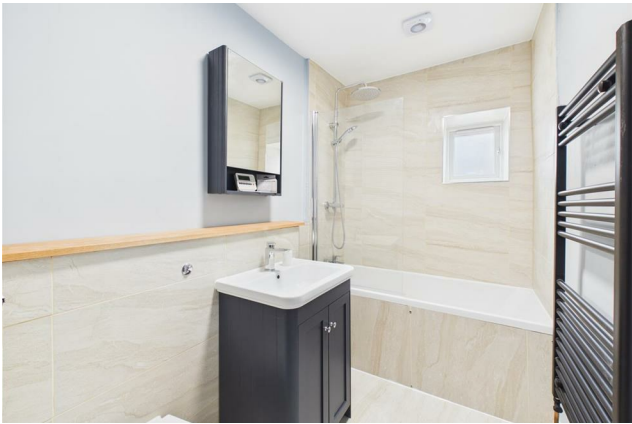


A well presented Victorian style home, set a short distance from the ever popular Church Road. The home has just undergone a complete reorganisation and updating, with a new glazed extension, new upstairs bathroom and new kitchen.

The accommodation comprises entrance hallway, living area, dining area, kitchen/breakfast room, downstairs wc/utility, three bedrooms and an upstairs bathroom.

Pleasant, enclosed courtyard garden.

Offered for sale with no onward chain!



the location

Set in the ever popular district of St George and its range of independent shops, restaurants and bars. St George park is literally at the end of the road, with its fabulous, Victorian lake. There is good access to Bristol city centre, Lawrence Hill train station and nearby Troopers Hill Nature reserve, with its wooded and riverside walks. Bristol 1.6 miles Bath 10.8 miles

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just a thought...

Behind this modest exterior lies a modern, well proportioned three bedroom home. Set in a highly sought after location, this is one not to be missed!