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Drayton Close, Whitchurch **£300,000**

- **Garage & Parking**
- **NO ONWARD CHAIN**
- **Energy Rating - D**
- **POTENTIAL TO EXTEND TO FOUR DOUBLE BEDROOMS**
- **Semi Detached Chalet Bungalow**
- **Three Bedrooms**
- **Ground Floor Shower Room**
- **Good Size L-Shaped Lounge / Dining Room**

Tucked away in a quiet cul de sac on Drayton Close, this is a home that immediately feels full of possibility. A three bedroom semi detached chalet bungalow, offered with no onward chain, it presents a rare opportunity to take something solid and well located, and really make it your own.

Positioned just behind Wells Road, you have the best of both worlds here. Peace and privacy on your doorstep, yet excellent connectivity with regular bus routes into Temple Meads and the city centre. Everyday essentials are within easy reach, and well regarded schools, including Oasis Academy John Williams, are just a short walk away.

Step inside and the sense of space is clear. The layout is flexible and practical, with a comfortable living area, dining space and kitchen all working well for day to day life. There is also the added advantage of a ground floor bedroom and shower room, ideal for guests, multi generational living, or simply future proofing the home. Upstairs, two generous double bedrooms provide plenty of room to spread out, whether for family living or working from home.

Now, it is fair to say the property would benefit from updating, but that is very much where the opportunity lies. There is clear scope to improve, modernise and add value over time. Perhaps most exciting of all is the potential to extend out of the roof, subject to the necessary consents, creating additional bedrooms and a bathroom and transforming the overall footprint of the house.

Outside, the property continues to deliver. A lawned garden offers a blank canvas for landscaping, while a garage and off street parking add to the practicality.

This is one of those homes where you can really see the future. A strong starting point, a great location, and the chance to create something tailored entirely to your needs.

Sitting Room 16'8" x 10'6" (5.10 x 3.22)

Dining Room 8'4" x 8'2" (2.56 x 2.51)

Kitchen 11'4" max x 8'9" max (3.47 max x 2.67 max)

Bedroom One 16'8" x 10'6" (5.10 x 3.22)

Bedroom Two 12'3" x 10'6" (3.74 x 3.21)

Bedroom Three 12'2" x 10'6" (3.72 x 3.21)

Garage 17'9" x 8'6" (5.43 x 2.61)

Tenure Status - Freehold

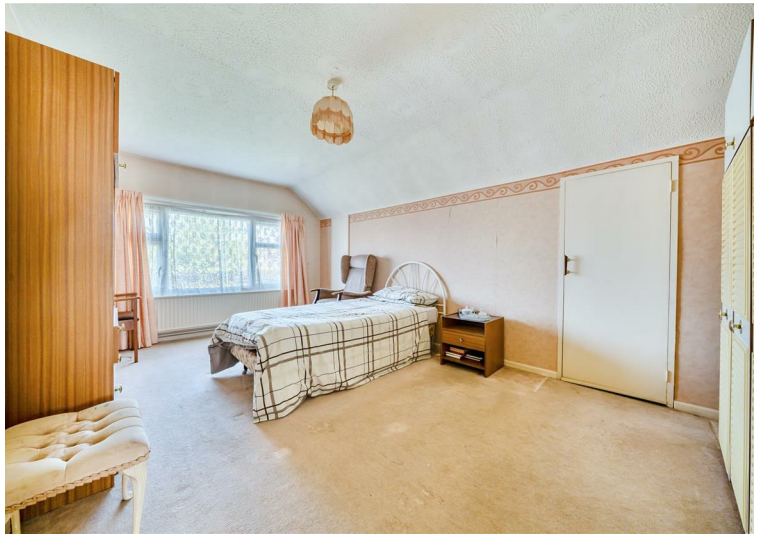
Council Tax - Band C

























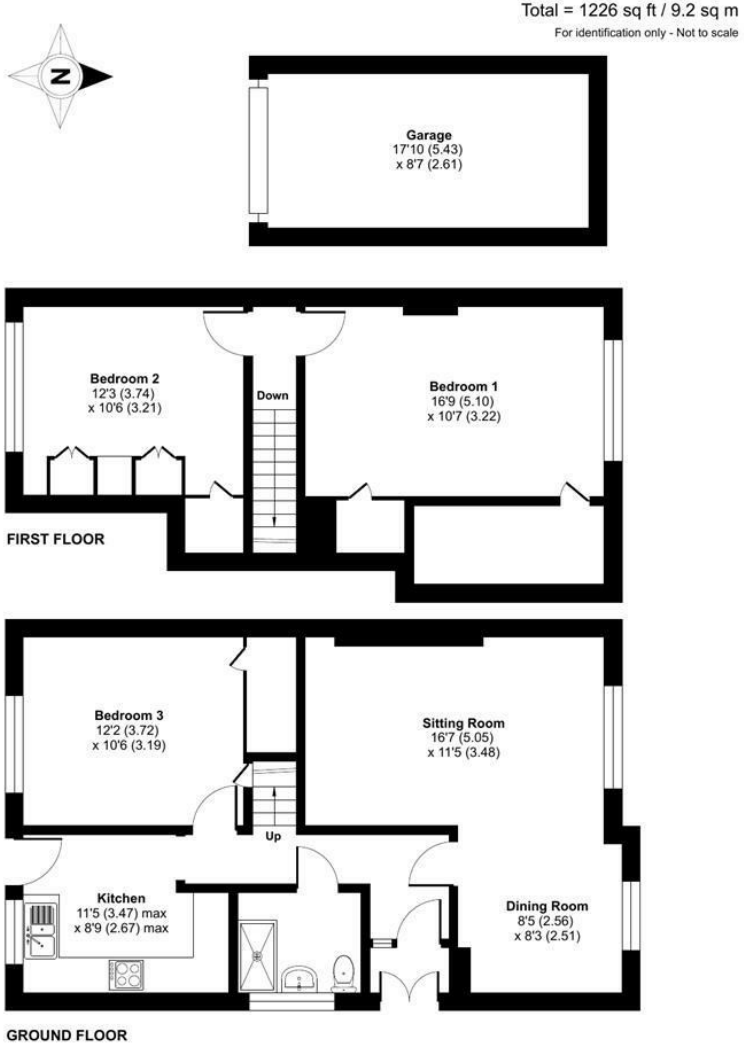


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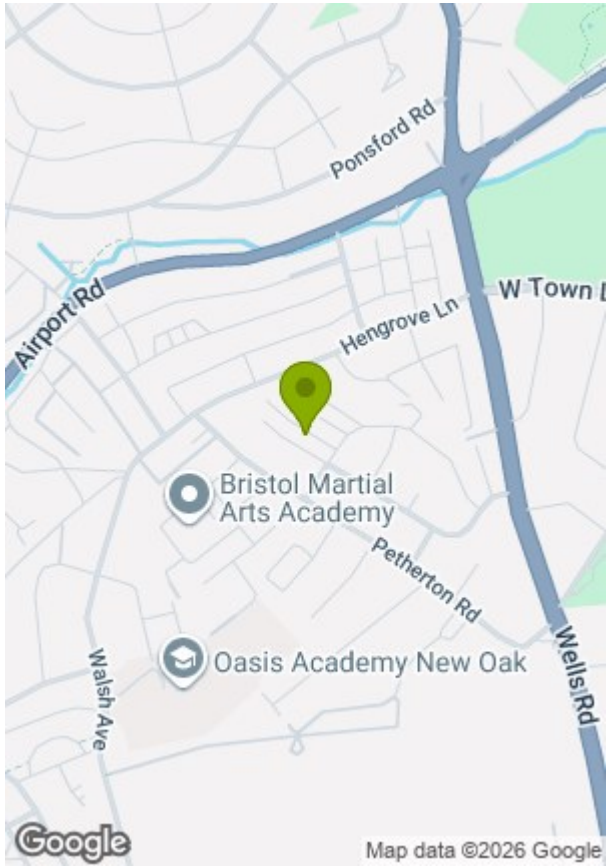
Drayton Close, Whitchurch, Bristol, BS1

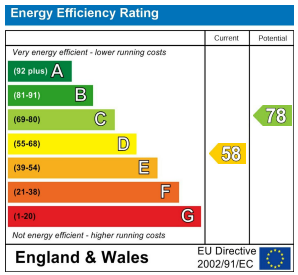
Approximate Area = 1073 sq ft / 3.8 sq m
Garage = 153 sq ft / 5.4 sq m
Total = 1226 sq ft / 9.2 sq m
For identification only - Not to scale

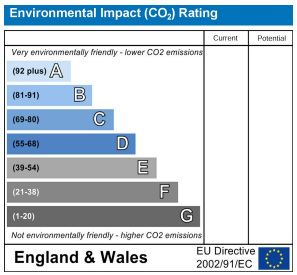


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Greenwoods Property Centre. REF: 1438517

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