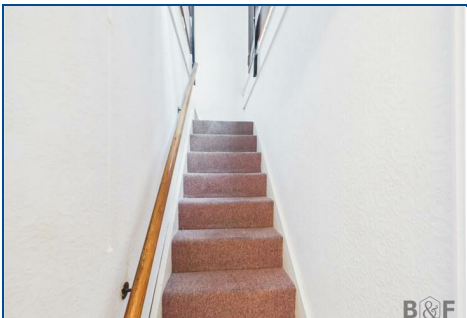
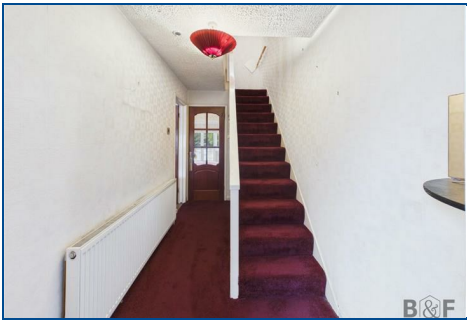
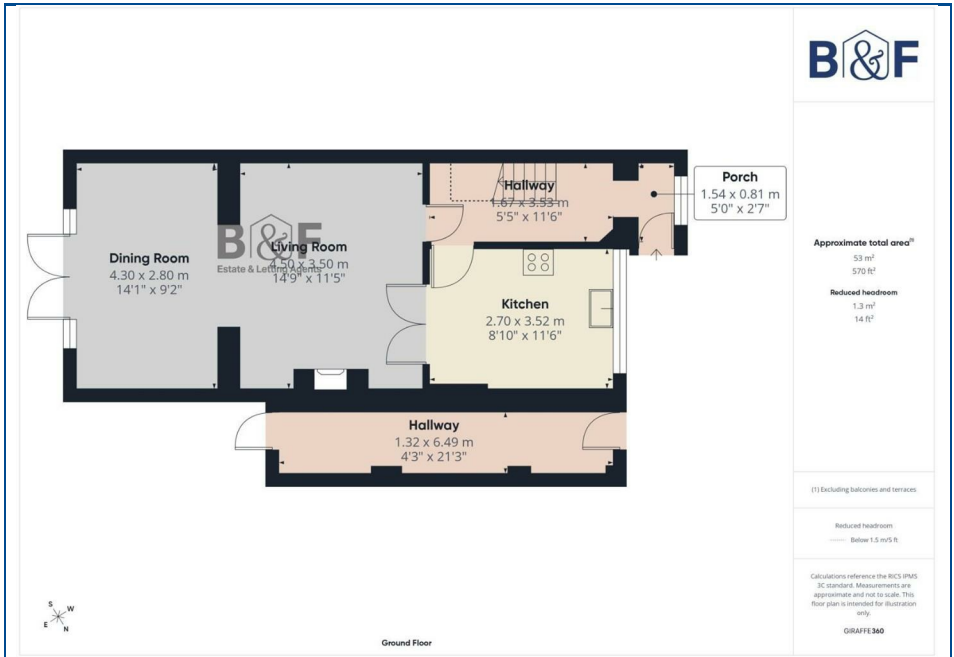




- No Onward Chain
- Two Bedrooms
- Loft Room
- Two Reception Rooms
- Kitchen
- Bathroom
- Gas Central Heating
- Double Glazing
- Updating Required
- Perfect First Home

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

MONEY LAUNDERING REGULATIONS 2003

intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE PROPERTY MISDESCRIPTIONS ACT 1991

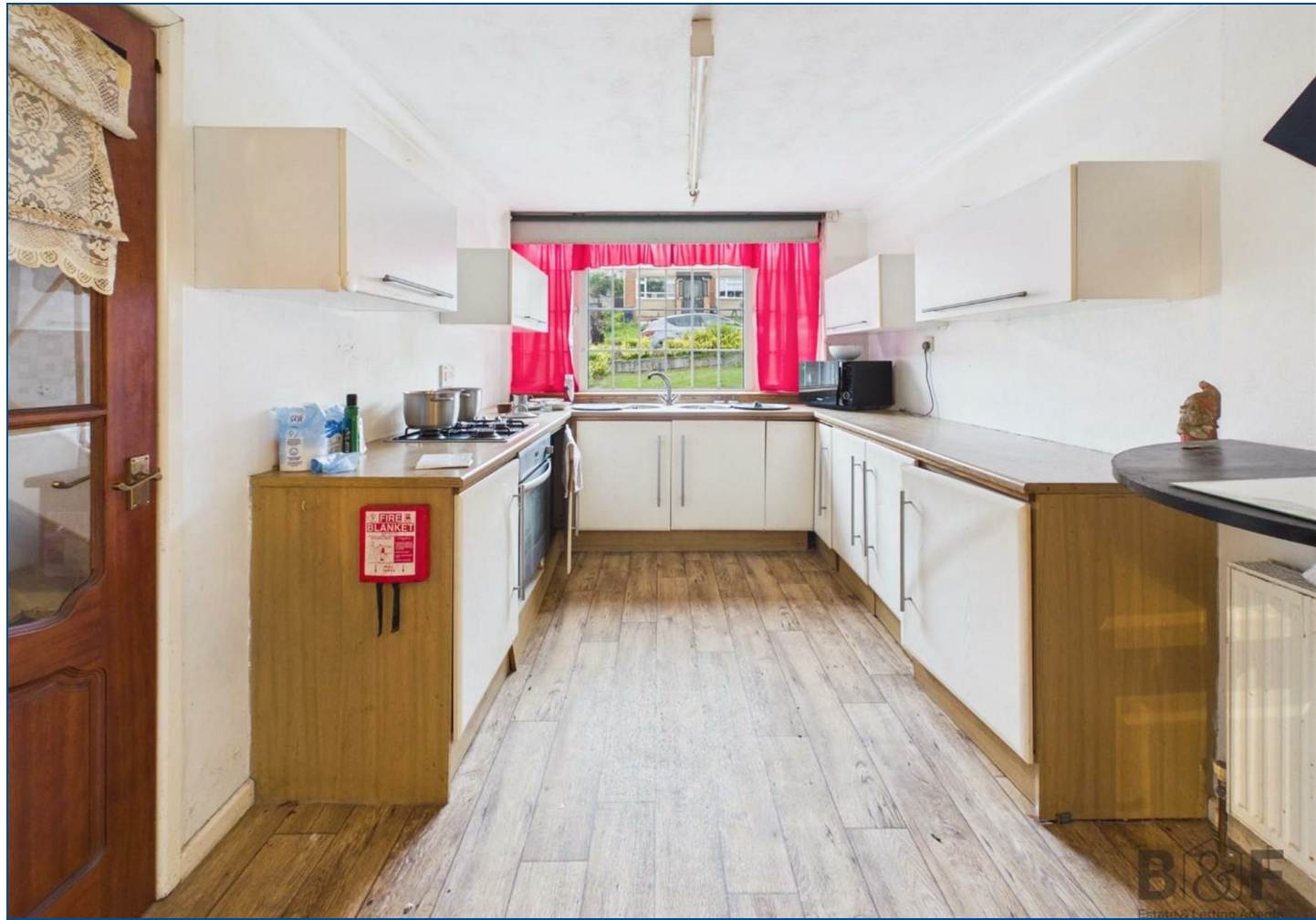
The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form.

Brunt & Fussell

t: 01179566004 e: info@bruntandfussell.co.uk www.bruntrandfussell.co.uk
141 High Street, Staple Hill, Bristol, BS16 5HQ



16 Parkside Gardens, Eastville, Bristol, BS5 6TZ
Offers Over £300,000



- Porch
- Hallway
- Kitchen
- Living Room
- Dining Room
- Landing
- Bedroom One
- Bedroom Two
- Bathroom
- Landing
- Loft Room
- Outside
- Gardens to Front and Rear

Offered with no onward chain is this two bedroom end of terrace home with loft room and enclosed garden. The property does require updating hence the realistic asking price. Albeit the house is considered to be mortgageable and liveable. In opinion this property would be an ideal first purchase. The house offers an opportunity for someone wishing to stamp their own mark on a property. In brief the accommodation comprises porch, hallway, kitchen, living room and dining room on the ground floor with two double bedrooms and bathroom to the first floor, with loft room on the second floor. The property benefits from double glazing and gas central heating via combination boiler. Situated a stones throw from Purdown open space as well as good access to Bristol City Centre and the M32. Energy Rating TBC. Council Tax Band B.

** PLEASE INTERACT WITH OUR MARKET LEADING VIRTUAL TOUR **

