

29A Henley Grove, Henleaze, Bristol, BS9 4EQ

GUIDE PRICE £525,000

GOODCHILD
ESTATE AGENTS

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PROPERTY OVERVIEW

Situated just a few hundred yards from Henleaze High Street, this three-bedroom home offers an excellent opportunity to purchase in one of North Bristol's most sought-after locations.

Offered for sale with no onward chain, the property extends to approximately 921 sq ft and would now benefit from general updating, making it ideal for buyers looking to put their own stamp on a home.

The ground floor is centred around a spacious open-plan sitting and dining room measuring almost 25ft in length, creating an excellent family and entertaining space. To the rear is a conservatory overlooking the garden, whilst the kitchen is fitted with a range of units and integrated appliances.

Upstairs are three bedrooms, two generous doubles with built-in wardrobes and storage, together with a third bedroom which would work equally well as a nursery, guest bedroom or home office. A family bathroom completes the accommodation.

Outside, the property enjoys gardens to both the front and rear. The rear garden has been designed for ease of maintenance with patio areas, established planting and gated rear access leading directly to the property's garage and allocated parking space.

Properties in Henley Grove are consistently popular due to their proximity to Henleaze High Street, Waitrose, independent cafés, excellent local schools and the open green spaces of Durdham Downs.

The property also offers straightforward access to Westbury-on-Trym, Clifton and Bristol city centre. Homes in this location rarely remain available for long and we would recommend an early viewing.

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KEY DETAILS

- A Terraced Family Property (Approx. 921 sq ft)
- Excellent Opportunity To Modernise
- 3 Bedrooms
- Conservatory Overlooking The Rear Garden
- Spacious 24ft Open-Plan Sitting/Dining Room
- No Onward Chain

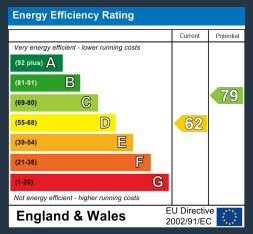
Guide Price: £525,000

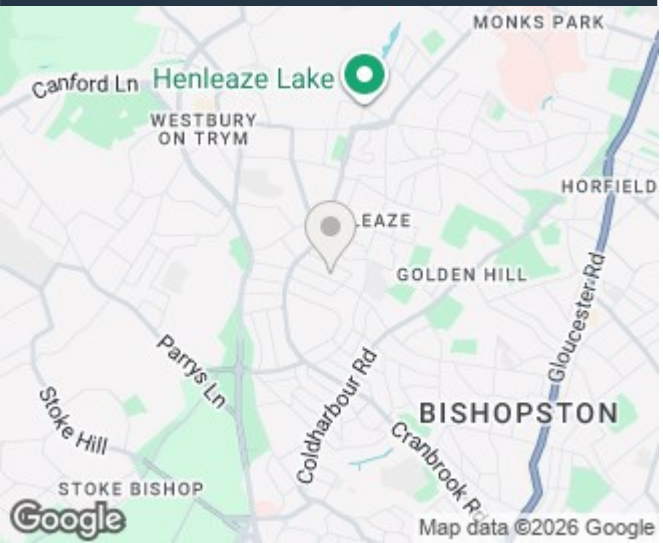
Tenure: Freehold

Council Tax Band: D

Local Authority: Bristol City Council

Vendors Onward Position:
No Onward Chain

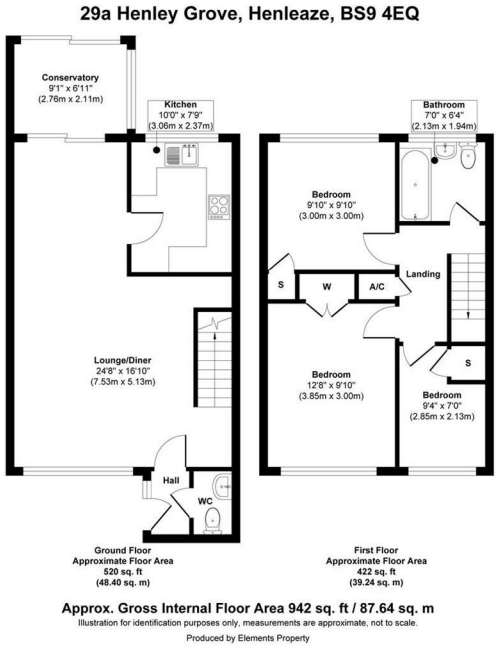




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