HUNTERS®

HERE TO GET *you* THERE

Chesterfield Road

Downend, Bristol, BS16 5RH

£525,000

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Council Tax: D

51 Chesterfield Road

Downend, Bristol, BS16 5RH

£525,000

DESCRIPTION

Hunters Estate Agents, Downend are delighted to offer for sale with no onward chain this extended semi-detached family home which is located in one of the area's most sought after roads.

The property is located conveniently for many popular schools, for major commuting routes and the Bristol cycle path and is a short walk to both Downend and Staple Hill High streets,

The amenities include a wide variety of independent shops and supermarkets, library, restaurants, coffee shops, doctors surgeries and dentists.

The award wining Page Park is situated within easy walking distance of the property and provides excellent outdoor recreational facilities for people of all ages and interests.

The property comprises to the ground floor; entrance hall, cloakroom, a lounge with feature marble fireplace, a separate dining room with uPVC double glazed French doors which lead into the rear garden and a good sized kitchen/diner.

The kitchen/diner is fitted with an extensive range of wall and base units which incorporates an integral Neff electric double oven and hob. This area provides a super social zone in the very heart of the home for the family to enjoy.

To the first floor there are four good sized bedrooms (three doubles and a single) a modern family bathroom with an over bath shower and a separate modern shower room.

Additional benefits include; gas central heating which is supplied by a Worcester boiler and uPVC double glazed windows.

Externally to the front of the property there is a brick paved area providing off street parking for three cars and access into a single sized garage with an electric operated roller shutter door, power and light and a courtesy door leading into the kitchen/diner.

To the rear there is a level good sized private rear garden which has a large wooden decking, paved patio and is mainly laid to lawn.

We would wholeheartedly recommend an early internal viewing appointment to avoid any disappointment.

ENTRANCE PORCH

Via a part opaque glazed panelled modern composite door, oak effect karndean flooring, coved ceiling, opening leading through to entrance hall, door to cloakroom.

CLOAKROOM

Opaque uPVC double glazed window to front, coved ceiling, suite comprising; W.C. and wall hung wash hand basin, tiled walls, chrome heated towel rail, oak effect Karndean flooring.

ENTRANCE HALL

Coved ceiling, radiator, oak effect Karndean flooring, staircase leading to first floor accommodation and doors leading into cloakroom, lounge, dining room and kitchen/diner.

LOUNGE

13'4" x 12'8" (into bay) (4.06m x 3.86m (into bay))

uPVC double glazed bay window to front, coved ceiling, TV aerial point, marble feature fireplace, feature wood panelling to alcoves.

DINING ROOM

12'2" x 11'4" (3.71m x 3.45m)

uPVC double glazed French doors leading into rear garden, coved ceiling, granite effect feature fireplace housing an electric coal and flame effect fire, radiator, oak effect Karndean flooring.

KITCHEN/DINER

16'7" x 16'0" (widest point) (5.05m x 4.88m (widest point))

uPVC double glazed window to rear, ceiling with recessed LED spot lights, Astra Cast granite 1 1/2 sink drainer with chrome mixer tap and tiled splash backs, extensive range of fitted oak effect wall and base units incorporating an integral Neff stainless steel electric double oven with four ring halogen hob with a stainless steel cooker hood over, plumbing for washing machine, plumbing for dishwasher, space for a tall fridge freezer, double fronted under stairs storage cupboard, radiator, Karndean flooring, courtesy door leading into garage and uPVC double glazed door leading into rear garden.

FIRST FLOOR ACCOMMODATION

LANDING

Loft access (we understand that the loft is partly boarded, has lighting and is accessed via a pull down ladder), over stairs storage cupboard housing a Worcester boiler supplying gas central heating and domestic hot water, doors leading to bedrooms and bathroom and shower room.

BEDROOM ONE
11'9" x 11'1" (3.58m x 3.38m)
uPVC double glazed window to rear, coved ceiling, radiator, feature wood panelling to wall, range of floor to ceiling designer wardrobes with matching cupboards,

BEDROOM TWO
11'11" x 10'9" (3.63m x 3.28m)
uPVC double glazed window to front, radiator.

BEDROOM THREE
11'8" x 8'0" (3.56m x 2.44m)
uPVC double glazed window to front, coved ceiling, built in double fronted wardrobe with hanging rail and shelving, radiator.

BEDROOM FOUR
7'8" x 7'6" (2.34m x 2.29m)
uPVC double glazed window to front, coved ceiling, radiator.

BATHROOM
7'5" x 5'6" (2.26m x 1.68m)
Opaque uPVC double glazed window to rear, modern white suite comprising; W.C. with a concealed cistern, wash hand basin with white high gloss cupboard units below and chrome mixer tap, panelled P shaped bath with chrome mixer tap, over bath shower and side splash screen, chrome heated towel rail, tiled walls, LVT flooring.

SHOWER ROOM
7'9" x 5'5" (2.36m x 1.65m)
Opaque uPVC double glazed window to rear, coved ceiling, modern white suite comprising; W.C with concealed cistern, wash hand basin with white high gloss cupboard units below and chrome mixer tap and shower cubicle with electric shower system, tiled splash backs, chrome heated towel rail, LVT flooring.

GARAGE
16'0" x 8'4" (4.88m x 2.54m)
Electric operated metal roller shutter door, power and light, courtesy door leading into kitchen/diner.

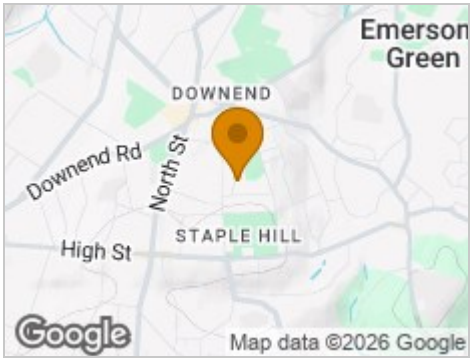
DRIVEWAY
Driveway to front providing off street parking spaces for three cars..

REAR GARDEN
A large wooden decking leading to an area which is laid mainly to lawn with a paved patio and pergola situated to the rear, Established herbaceous borders displaying trees and shrubs, water tap, outside lighting, garden surrounded by wooden fencing, side gated access to front of property.

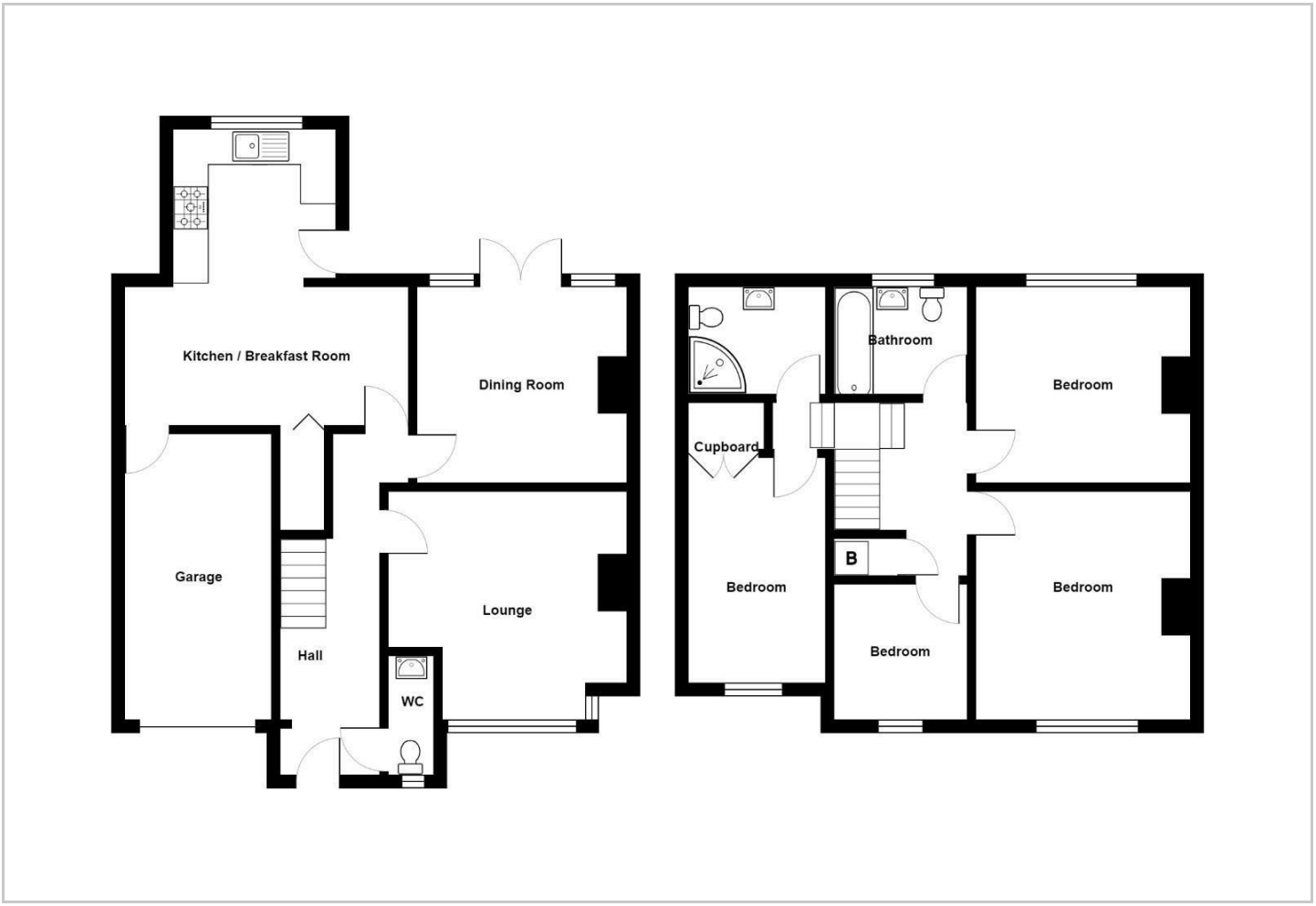
Road Map

Hybrid Map

Terrain Map



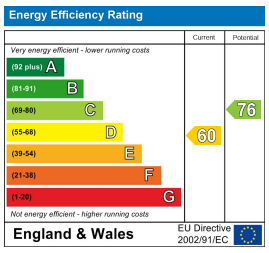
Floor Plan

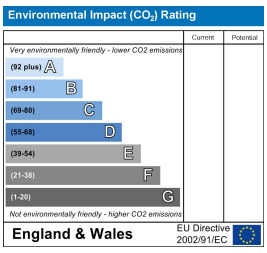


Viewing

Please contact our Hunters Downend Office
on 0117 956 1234 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.
THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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