

Pear Tree Avenue, Long Ashton, BS41 9FF

Asking Price £475,000

- Four bedroom Modern Town House
- Located on Edge of Popular Development
- Recently Fitted Stylish Kitchen
- Sitting Room with Useful Understairs Cupboard
- Conservatory Extension to Rear Garden
- Master Bedroom With En-Suite
- Two Second Floor Bedrooms with Jack & Jill En-Suite
- Modern Family Bathroom
- Single Garage

SUMMARY

This well presented, mid terrace, four-bedroom townhouse is located on the edge of this popular development. The ground floor comprises hallway, WC, a recently fitted modern kitchen with four ring gas hob and double oven plus space and plumbing for a dishwasher, washing machine and for a large fridge/freezer. There is also a generous sitting/dining room with a large understair storage cupboard. The spacious conservatory leads to a level low maintenance garden. The first floor offers two bedrooms, one of which is the master bedroom which offers an en-suite shower room with double shower enclosure, as well as a modern family bathroom suite. The second floor also offers two further bedrooms, with a jackand-jill en-suite shower room, again with double shower enclosure, so there is plenty of flexibility for those needing home office space or additional rooms other than for bedroom use. There is allocated parking and a single garage.



Approx. Area 1256.14 Sq.Ft - 116.70 Sq.M



For illustrative purposes only. Not to scale.

Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.
Floor plan produced by Westcountry EPC.



Tenure
Freehold

EPC Rating
C

Council Tax Band
E

Services
Mains gas, electric and water

Clifton : 01179 744 766
Long Ashton : 01275 393 956
Southville : 01174 523 700

