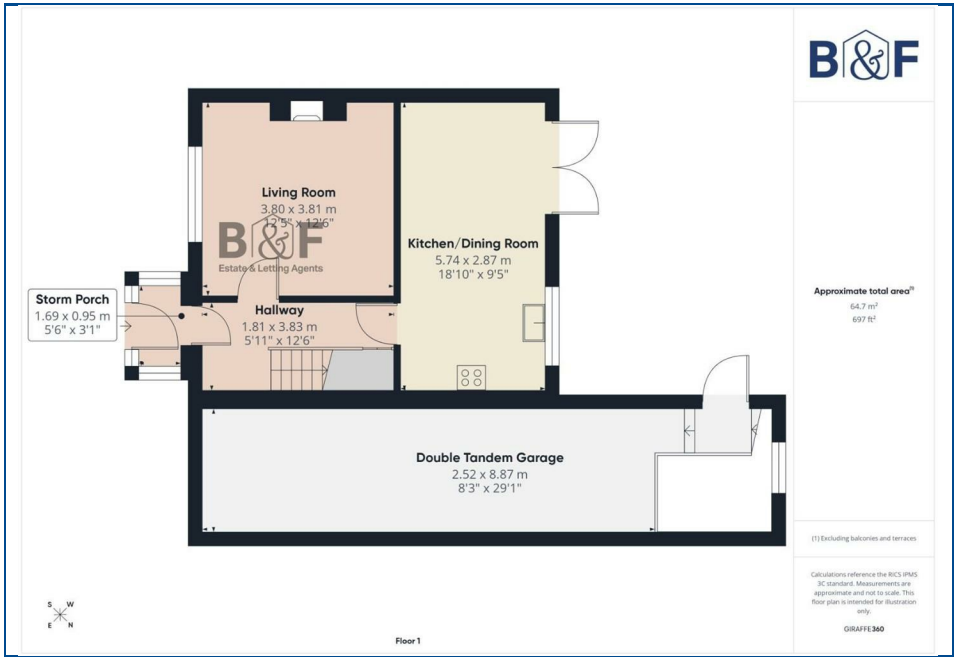
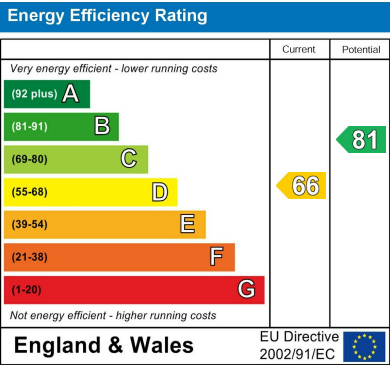




- Four Bedrooms
- Dining Area
- Double Glazed
- Lovely Garden
- Large Workshop/Storage Area
- Fitted Kitchen with appliances
- Large Bathroom
- Gas Central Heating
- Double Garage
- Super Family Home

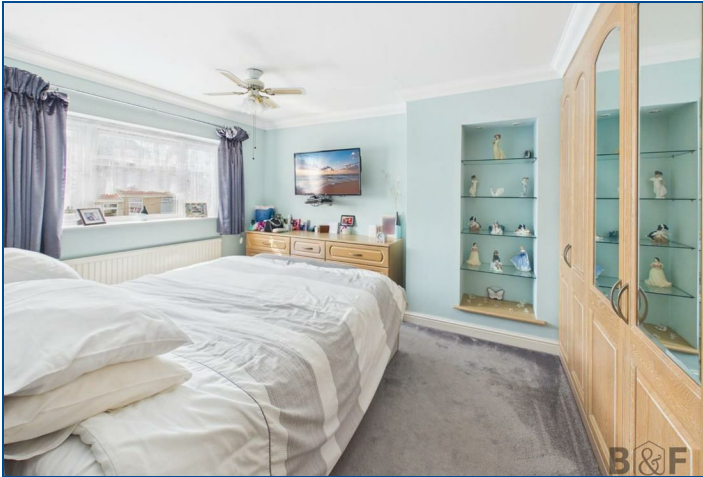


MONEY LAUNDERING REGULATIONS 2003
intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

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



75 Holly Hill Road, Kingswood, Bristol, BS15 4DG
£420,000



- Storm Porch
- Hallway
- Living Room
- Fitted Kitchen/Dining Room
- Landing
- Bedroom One
- Bedroom Two
- Bedroom Three
- Bedroom Four
- Large Bathroom
- Gardens to Front and Rear
- Double Garage
- Workshop/Storage

Offered for sale is this deceptively spacious and extended four bedroom end of terrace house with large double storey double garage, off-street parking and lovely enclosed mature garden. The property is in excellent order throughout and is perfectly suited to the larger family. The accommodation comprises storm porch, hallway, living room, fitted kitchen/dining room with French doors leading to the garden, with four bedrooms and large family bathroom to the first floor. Outside, the property has a fully enclosed rear garden with access to the garage and workshop. The house is conveniently located close to local shops, bus routes and schools, with a short walk to Kingswood, High Street. The Bristol to Bath cycle path and the ring road are a short commute away. In our opinion this is perfect home for the growing family. The large garage and area above would be idea for car enthusiast or builder who requires lots of space for storage or perhaps someone that wishes to run a business from home. We fully recommend an early inspection to appreciate the size and condition of this lovely extremely versatile home and garage. Council Tax Band B. Energy Rating TBC.

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

