



## 27 Cock Road, Kingswood, Bristol, BS15 9SH

£475,000

Situated on the edge of Kingswood with great access to the ring road and local amenities is this unique period home which has been extended over the years to now offer very spacious and flexible accommodation, ideal for a large family. In brief, comprising hallway, dual aspect lounge, open plan kitchen diner and further sitting room. From the patio, there is an entrance to a further reception/bedroom with shower room and laundry room which could convert to kitchen and used as an annexe. To the first floor are four generous bedrooms, the master boasting en-suite shower room, plus a four piece bathroom. The property further benefits from double glazing, gas central heating, large rear garden and garage. Energy Rating D, Council Tax Band E.

- Detached Home
- Four Bedrooms
- Master En-Suite
- Lounge
- Kitchen Diner
- Sitting Room
- Annexe to Side
- Garage
- Ample Gardens

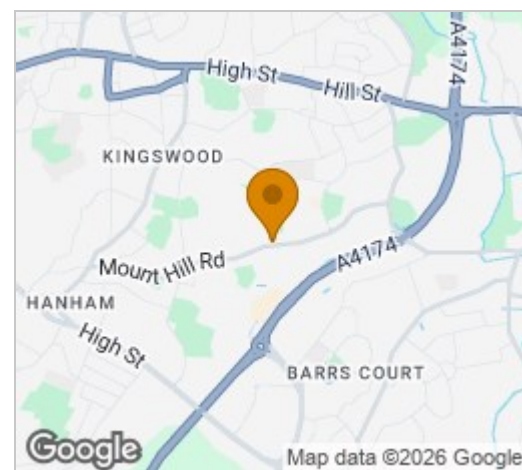
### Viewing

Please contact our Brunt & Fussell Ltd Office on 01179566004 if you wish to arrange a viewing appointment for this property or require further information.

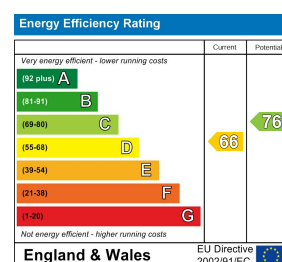


## Floor Plan

## Area Map



### Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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