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16 Riverside Court, St. Annes Park, Bristol, BS4 4AY

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£350,000

Located on Riverside Court, St. Annes Park, this charming detached house presents an excellent opportunity for those looking to create their dream home. Spanning an inviting 807 square feet, the property boasts three well-proportioned bedrooms, making it ideal for families or those seeking extra space.

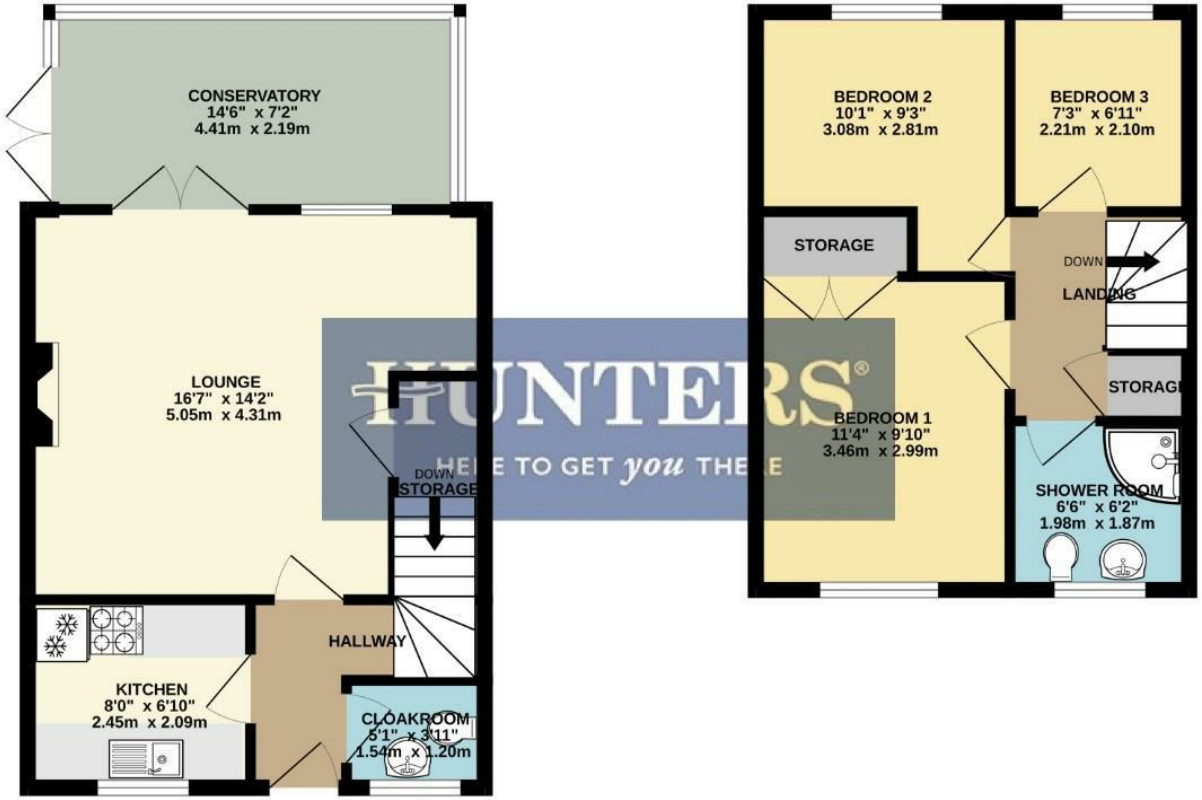
Within easy reach of local amenities and transport links, this detached three-bedroom house is a must see, offering both space and potential in a desirable area. Perfect for families, dog owners, runners, and nature lovers alike, residents can enjoy peaceful morning walks, weekend picnics, and easy access to the scenic Nightingale Valley and riverside trails leading towards Conham River Park. Despite its tranquil setting, the area remains exceptionally well connected, with convenient access to Bristol city centre, Temple Meads, and the wider transport network.

Upon entering, you are greeted by a spacious reception room that offers a warm and welcoming atmosphere, perfect for both relaxation and entertaining. The house features a conservatory, which provides a delightful space to enjoy the garden views throughout the seasons.
Outside, the property benefits from a double garage, providing valuable storage or parking space for two vehicles.

Whether you are looking to invest or create a family home, this property is well worth your consideration. Contact us today to arrange your internal viewing - knowle.bristol@hunters.com - 0117 9723948

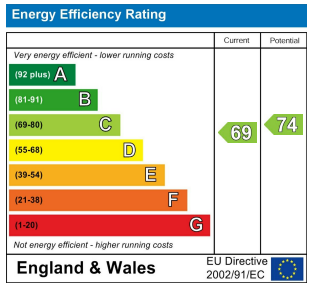
GROUND FLOOR

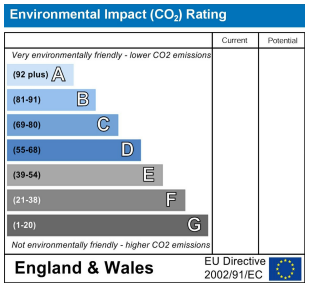
1ST FLOOR



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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Entrance Hall
Entrance door to front elevation, Doors to rooms, Stairs to first floor, Radiator, Vinyl flooring.

Kitchen
Double glazed window to front elevation, Wall and base units with work surfaces above, Sink drainer, Space for oven, Space for upright fridge freezer, Plumbing for washing machine, Plumbing for dishwasher, Wall mounted combi boiler, Vinyl flooring.

W/C
Low level W/C, Wash hand basin with storage unit below, Radiator, Vinyl flooring.

Lounge
Double glazed window to rear elevation, Double glazed sliding doors to rear elevation, Electric fireplace with feature mantle surround, Under stairs storage cupboard, Radiator, Carpet.

Conservatory
Double glazed windows throughout, Double glazed double doors to side elevation, Vinyl flooring.

Landing
Double glazed window to side elevation, Doors to rooms, Cupboard housing water heater, Carpet.

Bedroom One
Double glazed window to front elevation, Inbuilt wardrobe, Radiator, Carpet.

Bedroom Two
Double glazed window to rear elevation, Loft access, Radiator, Carpet.

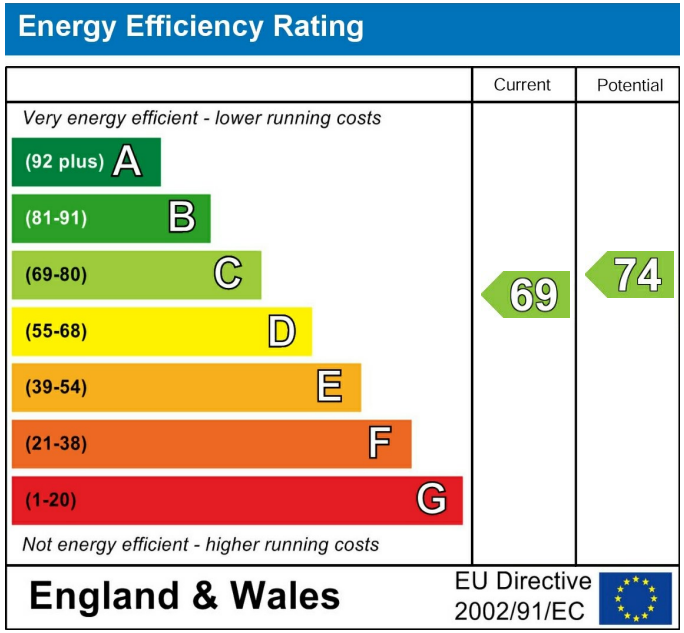
Bedroom Three
Double glazed window to rear elevation, Radiator, Carpet.

Shower Room
Double glazed window to rear elevation, Shower cubicle, Combination unit, Heated towel rail, Carpet.

Rear Garden
Enclosed via brick walls, Laid to paving stone, Raised flower borders with bushes and shrubs, Pathway leading to Garage, Rear access gate.

Double Garage
Entrance door to front elevation, Two up and over doors to side elevation. Currently used for storage.

Side Garden
Situated to the side of the property, enclosed by brick wall and hedges, Access via gate to front elevation, Laid to chipping stones, Flower borders with bushes and shrubs.



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. 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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