

HUNTERS[®]

HERE TO GET *you* THERE



Wrington Crescent

Bristol, BS13 7EW

£400,000



Council Tax: C



15 Wrington Crescent

Bristol, BS13 7EW

£400,000



GROUND FLOOR

ENTRANCE HALL

10'2" x 9'7" (3.10 x 2.93)

Access from the front of the property into the entrance hall. Stairs providing access from the ground floor to the first floor. Doors providing access into the living room, dining room and the kitchen. Cupboard space for storage.

LIVING ROOM

14'6" x 10'10" (4.42 x 3.31)

Access from the entrance hall leading into the living room. Sliding patio doors providing access into the rear garden. Opening to the dining room.

DINING ROOM

11'1" x 10'8" (3.39 x 3.24)

Access from the entrance hall leading into the dining room. Double glazed window to the front of the property. Opening to living room.

KITCHEN

14'3" x 6'3" (4.35 x 1.91)

Access from the entrance hall leading into the kitchen. Range of wall and base units with wooden worktops. Inset sink with mixer tap. Electric oven and hob. Double glazed window to the side and the rear. Access to under stairs storage. Space for a fridge freezer.

FIRST FLOOR

LANDING

7'7" x 2'11" (2.31 x 0.88)

Stairs providing access from the ground floor to the first floor. Doors providing access to all bedrooms and the bathroom.

BEDROOM ONE

13'5" x 10'10" (4.09 x 3.31)

Access from the landing leading into bedroom one. Double glazed window to the rear. Access to boiler cupboard.

BEDROOM TWO

10'9" x 10'3" (3.27 x 3.12)

Access from the landing leading into bedroom two. Double glazed window to the front.

BEDROOM THREE

10'11" x 7'5" (3.32 x 2.25)

Access from the landing leading into bedroom three. Double glazed window to the rear.

BATHROOM

7'3" x 7'3" (2.21 x 2.21)

Access from the landing leading into the bathroom. Four piece suite consisting of a corner bath, corner shower, wash hand basin and low level w/c. Double glazed obscure window to the front.

OUTSIDE

FRONT GARDEN

The front of the property is laid to tarmac and shingle providing off-street parking for several vehicles. Access to the front door. Side access to the property. Gated entrance leading into the rear garden.

REAR GARDEN

The rear garden has a decked area, lawn area and a patio area. There is access into the outbuilding. Garden lights. Enclosed rear garden. Access from the living room or the side of the property.

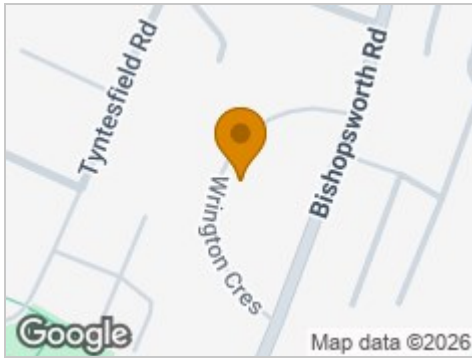
OUTBUILDING

Tel: 0117 244 4441

The outbuilding is situated at the bottom of the garden. Double glazed window. Power and lighting. Tv point.



Road Map



Hybrid Map



Terrain Map

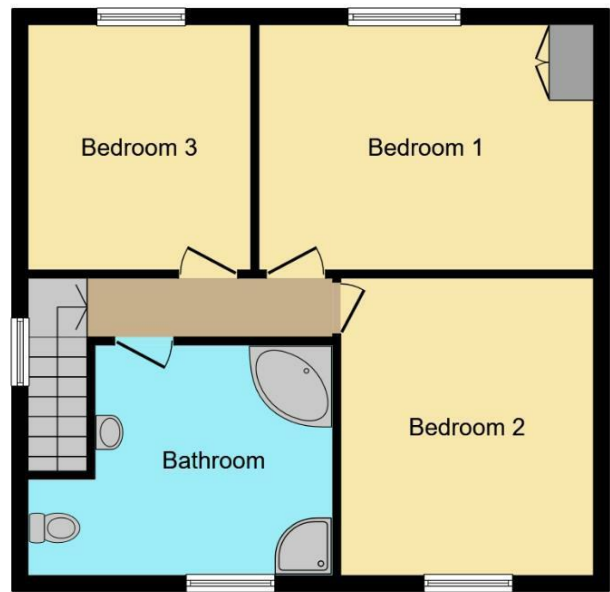


Floor Plan



Ground Floor

Floor area 56.2 m² (605 sq.ft.)



First Floor

Floor area 56.2 m² (605 sq.ft.)

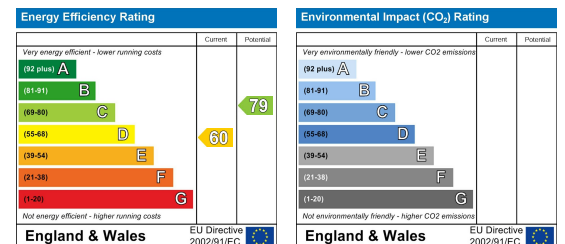
TOTAL: 112.5 m² (1,211 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Viewing

Please contact our Hunters Bishopsworth Office on 0117 244 4441 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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