



## Chelsea Park

Easton, Bristol, BS5 6AG

£500,000



\*\*LOOK AT THE OPEN PLAN SPACE & LOFT ROOM!!\*\* Sitting on one of the best roads in Easton boasting a wonderful community, immediate access to the cycle track and steps away from cool handy amenities including restaurants, coffee shops & train station. Internally this home boasts masses of open plan living ideal for families and entertaining with a cool bright kitchen diner with brushed concrete floor & bi-fold doors opening onto a lovely garden complete with private rear lane access. Upstairs are three bedrooms and a bathroom! The top floor uses the loft to create en-suite and additional bedroom space. All this with a contemporary finish along with charm and character including wood flooring and fireplace. Come along and have a look at this lovely home.



## FRONT DOOR

Yellow wood door with glass panels beneath a lovely grapevine to the front of the house, opening into

## ENTRANCE HALL

Stairs leading to first floor, under stairs handy utility store with plumbing and power for washing machine and tumble dryer, wood flooring flowing into lounge and doors into

## LOUNGE 14'1" x 11'9" (4.30 x 3.60)

Double glazed bay window to front, fireplace, radiator, opening into

## DINING ROOM 12'5" x 9'10" (3.80 x 3.00)

Central family room with ample space for large dining table and chairs, radiator, opening into

## KITCHEN DINER 18'4" x 14'10" (5.61 x 4.53)

Large bright kitchen diner with three Velux skylights and window and bi-fold doors to rear garden, brushed concrete flooring, wall and base units along one wall with sink and drainer, space for range oven, dishwasher and fridge freezer, tiled splash backs, tall cupboard housing combination boiler for heating, ample additional family/entertaining space

## STAIRS

Leading to first floor landing with stairs to loft and doors to

## BEDROOM ONE 15'1" x 14'1" (4.61 x 4.30)

Double glazed bay window and side window to front, radiator, storage space in the alcoves

## BEDROOM TWO 12'5" x 9'9" (3.79 x 2.98)

Double glazed window to rear, sky light window, radiator

## BEDROOM THREE 11'10" x 8'0" (3.61 x 2.44)

Double glazed window to rear, sky light window, radiator

## BATHROOM 8'3" x 5'4" (2.54 x 1.63 )

Three piece suite comprising wc, wash hand basin, bath with shower over, tiled surround, obscure glazed window to side

## STAIRS

Staircase leading to sliding door opening into

## LOFT ROOM 15'2" x 9'9" max (4.63 x 2.99 max)

Painted exposed brick chimney breast, Velux skylight, space for double bed, door into

## EN-SUITE

Corner shower cubicle, wc, access to eave storage, Velux skylight

## GARDEN

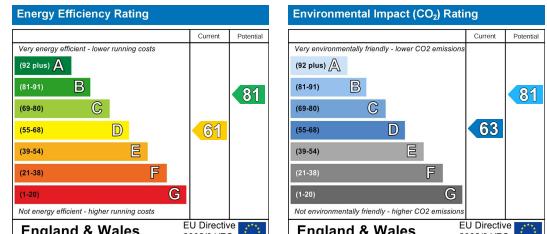
## Area Map



## Floor Plans



## Energy Efficiency Graph



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