



39 OLD VICARAGE GREEN
KEYNSHAM
BRISTOL
BS31 2DQ
£359,950

An end of terrace property, offered for sale with no onward chain and boasting spacious accommodation found across three floors. This three bedroom sits proudly within this popular development, located only a short walk to Keynsham Train Station & High Street.

Step inside and enter to the first floor whereby a hallway where a handy cloakroom and double storage cupboard can be found. An internal lobby leads to the smallest of three bedrooms and to the lounge. The lounge is a spacious reception room, spanning the entire width of the property and bathed in natural light via two floor to ceiling windows. Stairs from the lounge lead to the top floor and from the entrance hallway, stairs lead down to the ground floor.

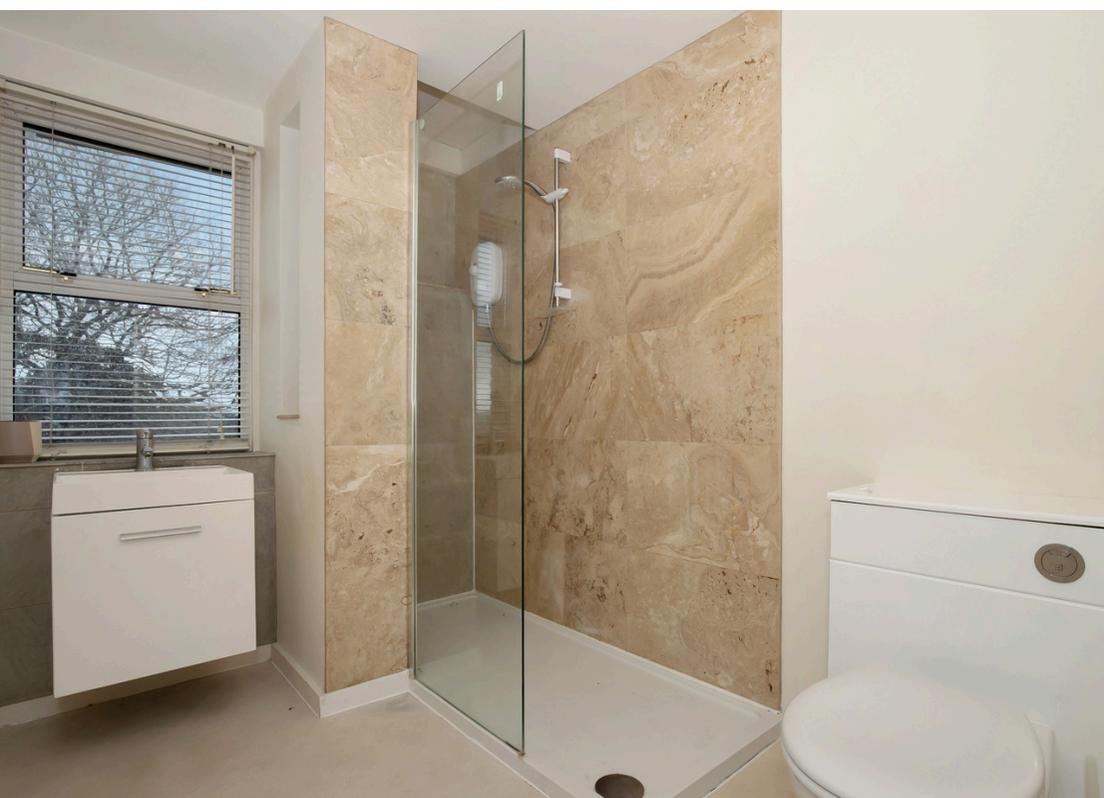
Appointed to the top floor, two further bedrooms and a shower room. The principle bedroom again impresses in size, with dual windows to the rear aspect taking in the far reaching views of the surrounding playing fields. An abundance of storage is available with both top floor bedrooms offering four storage cupboards with a further one found on the landing. The shower room has been replaced over the years and now presents as a modern three piece suite.

The ground floor has an open plan feel and comprises the kitchen and dining room. Direct access can be had from the dining room with a door and window overlooking the rear aspect. The kitchen comprises a large selection of fitted wall and base units with space for appliances. From the kitchen, personal access can be found to the double garage, which offers secure off street parking for two vehicles. A utility area, complete with fitted units and with space for appliances can be found to a recessed area of the garage.

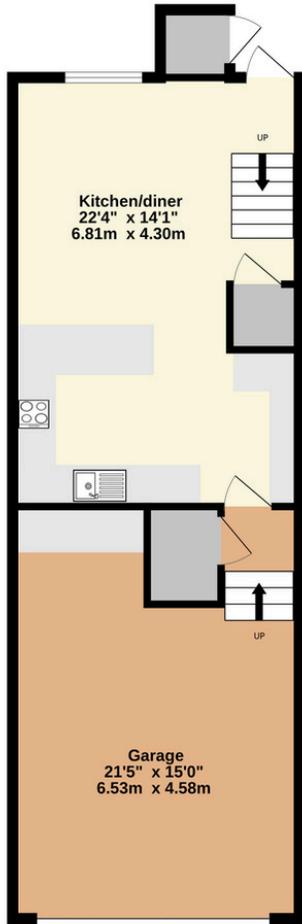
Positioned on the doorstep of Keynsham High Street, Old Vicarage Green welcomes with pristine landscaped communal gardens, offering a variety of seating areas and mature greenery, providing an attractive backdrop for an impressive home. Not only this, the convenient position allows residents to enjoy the amenities of Keynsham High Street within a short stroll, whilst the cities of Bath & Bristol are easily accessible by rail & bus. For those in search of a lifestyle move, this unique offering must be considered.

Priced to sell and in the knowledge that a small amount of investment may be apparent, this property offers a wonderful opportunity for a new buyer to add their own stamp to this spacious home and increase its value accordingly.

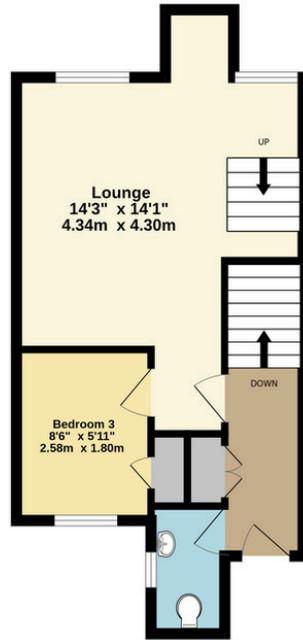




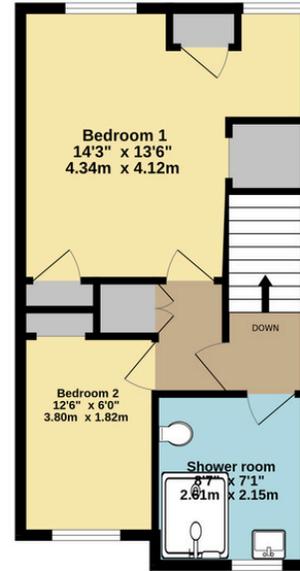
Ground Floor
674 sq.ft. (62.6 sq.m.) approx.



1st Floor
392 sq.ft. (36.4 sq.m.) approx.



2nd Floor
427 sq.ft. (39.6 sq.m.) approx.



TOTAL FLOOR AREA : 1493 sq.ft. (138.7 sq.m.) approx.

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.
Made with Metropix ©2026

| Energy performance certificate (EPC) | | |
|--|---------------------------|--|
| 39 Old Vicarage Green Keynsham BRISTOL BS31 2DQ | Energy rating D | Valid until: 10 April 2035 Certificate number: 1319-9075-3102-0004-2302 |

| | |
|------------------|-------------------|
| Property type | End-terrace house |
| Total floor area | 103 square metres |

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy rating and score

This property's energy rating is D. It has the potential to be C.

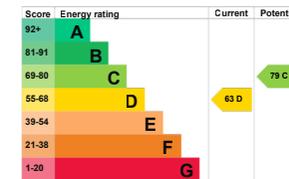
[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

the average energy rating is D
the average energy score is 60



GREGORYS
ESTATE AGENTS

0117 986 6644

GREGORYS.CLICK

ENQUIRIES@GREGORYS.CLICK

