aj homes

,
Winterbourne, BS36 1JT

**PRICE: Asking Price £425,000**

## Property Features

- **Character Cottage**
- **Four Bedrooms**
- **Two Reception Rooms**
- **Garage & Parking**
- **No Onward Chain**
- **Downstairs Cloakroom/Utility Room**
- **Rear Garden**
- **Character Features**
- **Beautifully Presented Throughout**
- **Early Viewing Recommended**

# Full Description

PORCH
Double glazed door to porch with flag stone floor, door to the dining room.

DINING ROOM
12'4" x 10'7" (3.76 x 3.23)
Double glazed window to front, storage cupboard, feature fireplace with open fire place, Stairs rising to first floor, oak flooring.

LIVING ROOM
14'0" x 10'6" (4.27 x 3.2)
Dual aspect, double glazed window to front and side, Feature fireplace with wood burning stove. Radiator and TV point, oak flooring, coved ceiling.

KITCHEN
Double glazed door and window to side, fitted with a range of base units with wooden work-surfaces over, wall mounted shelving, space for 'Range' style cooker, Belfast sink, oak flooring.

INNER HALL
Oak flooring, pantry cupboard with shelving.

CLOAKROOM/UTILITY ROOM
Vanity wash hand basin, low level w.c., built in storage cupboard, space for washing machine, tiled splash-backs, extractor, radiator, tiled splash-back.

LANDING
Coved ceiling, double glazed Velux window to the side.

BEDROOM ONE
13'1" x 10'8" (3.99 x 3.25)
Double glazed windows to the front and side, fitted wardrobes with hanging shelves and shelving, fitted cupboard, access to loft (part boarded), radiator.

BEDROOM TWO
12'3" x 7'8" (3.73 x 2.34)
Double glazed window to the front, two built in storage cupboards, coved ceiling, access to loft space (part boarded) telephone point.

BEDROOM THREE
11'6" x 9'3" (3.51 x 2.82)
Double glazed window to the side, radiator, vaulted style ceiling, beams.

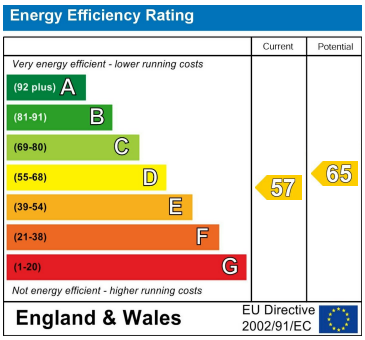
BEDROOM FOUR
9'11" x 9'1" (3.02 x 2.77)
Double glazed window to the side, fitted shelving.

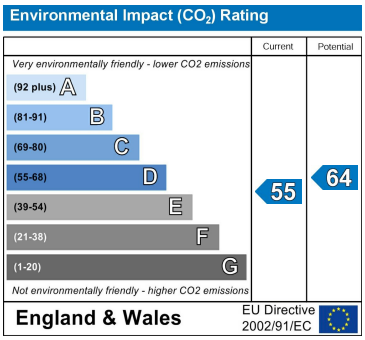
BATHROOM
Double glazed Velux window to the rear, built in shower cubicle with shower over, vanity wash hand basin, panelled bath, low level w.c., wall mounted mirrored cupboards, heated towel rail, radiator, tiled walls, spot lights.

GARDEN
Cottage style courtyard garden to the rear, enclosed by fencing and walling, rear oak porch with steps down into courtyard, planted borders, raised planted borders, tap, covered storage area, door to the garage, half gate to the side.

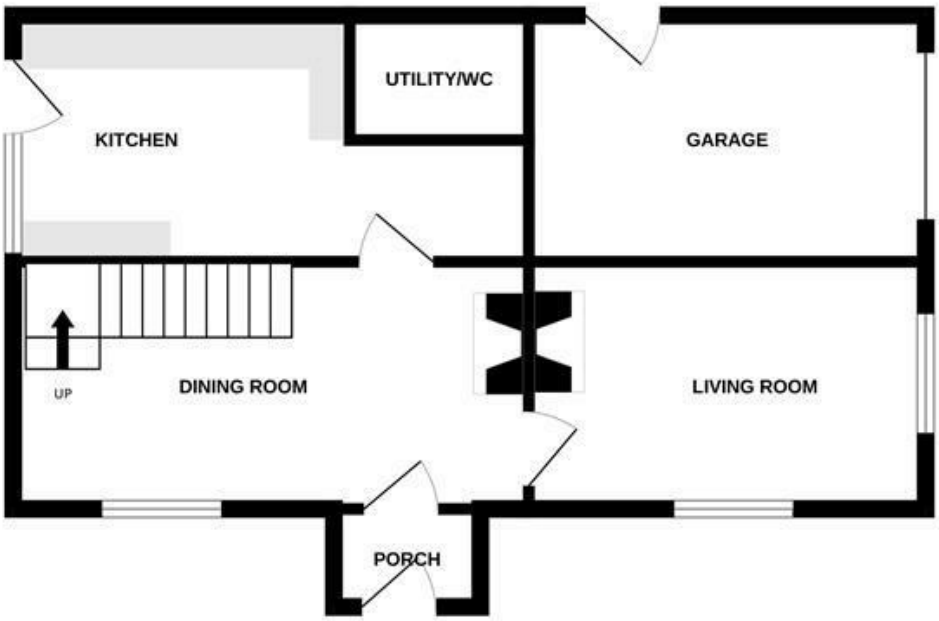
GARAGE
With up and over door, power and lighting, space for washing machine, wall mounted boiler, door to the garden.

FRONT
Block paved area to the front and side, raised planted border, off street parking in front of garage and to the front of the property.

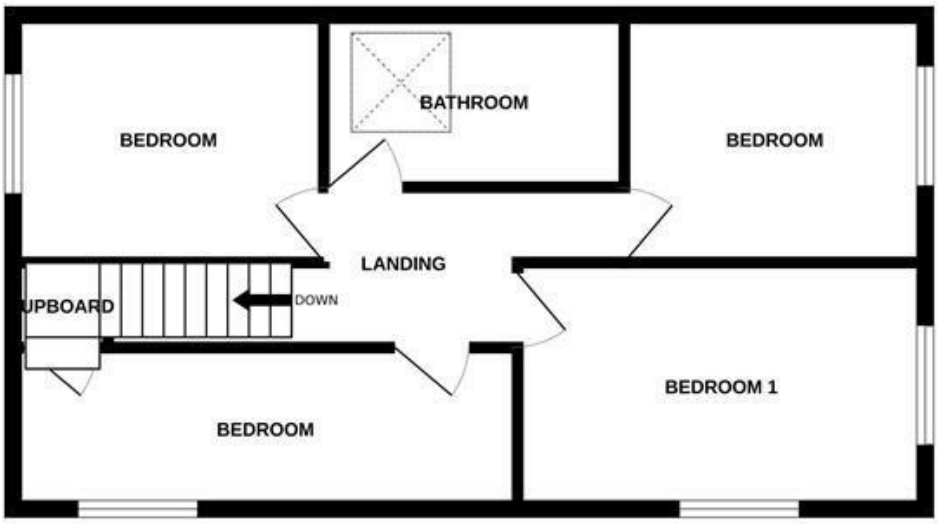


GROUND FLOOR




1ST FLOOR




Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2026

4 Flaxpits Lane
Winterbourne
Bristol
BS36 1JX

www.aj-homes.co.uk
info@aj-homes.co.uk
01454 252140

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements