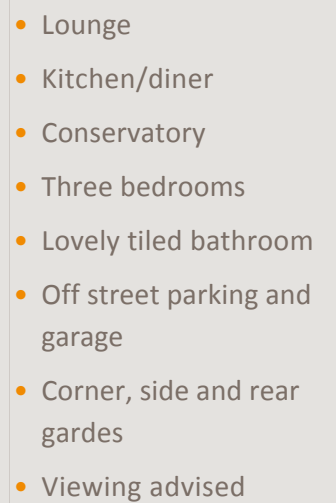
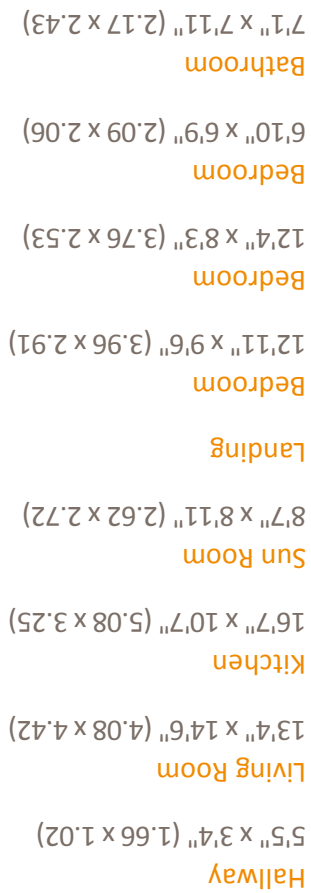




PROPERTY TYPE House - Semi-Detached
BEDROOMS 3
RECEPTION ROOMS 1
BATHROOMS 1
EPC RATING C
COUNCIL TAX BAND D



Beautifully presented contemporary styled semi detached home.

Porcelain and sandstone driveway leading to canopied front door, entrance hallway, living room, quality refitted kitchen with contrasting units with copper handles, leading to sun room.

The rear garden has been fully landscaped with porcelain patio, level lawned area, railway sleepers forming flower borders and cedral fencing with integrated lighting.

At the first floor are three bedrooms, and a modern fully tiled bathroom.

There is off street parking for two vehicles, a single garage and an EV point.



the location

Superbly located in the ever popular Hanham Green, this home offers the best of city living, with a feel of the country. Wooded walks in Hencliffe Woods down to Conham River Park are literally on your doorstep. There are local schools, shops and pubs within walking distance, and the more comprehensive facilities of Hanham high Street and Longwell Green Retail Park are but a short drive away. Bristol 4.2 miles Bath 8.7 miles

just a thought...

If you haven't considered this area before, then think again! With a surprising range of local facilities, yet set in an area that feels almost semi rural. Viewing recommended!

Beautifully presented,
contemporary style
home set in superb
location, close to
wooded and river
walks