



3 MEADOW DRIVE,  
WESTON-IN-GORDANO, BS20 8PS

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& LILLEY**



TUCKED AWAY WITHIN A QUIET CUL-DE-SAC IN THE EVER DESIRABLE VILLAGE OF WESTON-IN-GORDANO, THIS EXCEPTIONAL 4/5 BEDROOM DETACHED BUNGALOW OFFERS CONTEMPORARY LIVING OF THE HIGHEST STANDARD, COMBINED WITH BREATHTAKING VIEWS ACROSS OPEN FARMLAND AND TOWARDS THE GORDANO VALLEY.

Externally, the property continues to impress. The landscaped rear garden has been thoughtfully designed with a wrap-around patio and multiple seating areas, ideal for enjoying the peaceful surroundings. A standout addition is the detached garden studio, providing an excellent space for home working, gym or hobby use. To the front, an extensive resin-bound driveway offers off-street parking for numerous vehicles and is accessed via electric gates with intercom system, alongside a integral garage with power and racking.

Further benefits include underfloor heating throughout powered by an air-source heat pump, CCTV system, house alarm, water filtration system, fitted wardrobes and bespoke blinds, all contributing to a highly efficient and secure home.

The property occupies an enviable position within the cul-de-sac, offering a high degree of privacy and a real sense of tranquillity, rarely found with modern homes. The elevated outlook ensures the surrounding countryside can be enjoyed year-round, while the overall specification and condition mean the property is ready for immediate occupation, appealing to buyers seeking a turnkey home with no compromise on quality or setting.

### Location

Weston-in-Gordano is a highly regarded village nestled within the picturesque Gordano Valley, offering a balance of countryside living and accessibility. Surrounded by open farmland and scenic walking routes, the village is particularly appealing to those seeking a quieter, more relaxed pace of life, with nature quite literally on the doorstep. At the heart of the village lies the

ever-popular The White Hart, a well-regarded country pub known for its welcoming atmosphere and quality dining—perfect for socialising within the local community. Despite its peaceful setting, the village is conveniently positioned between both Portishead and Clevedon, offering easy access to a wide range of amenities. Portishead boasts a vibrant Marina with an array of waterfront cafés, bars and restaurants, along with a bustling High Street and leisure facilities, while Clevedon provides charming coastal surroundings, independent shops and its iconic Victorian pier. For commuters, the area is well served by excellent road links via the nearby M5 motorway, providing straightforward access to Bristol and beyond. In addition, the long-anticipated reopening of the Portishead Railway Line is set to further enhance connectivity to Bristol, making the location even more attractive for those needing to commute. Combining rural charm, a strong sense of community and excellent accessibility, Weston-in-Gordano remains one of the most sought-after and desirable villages within the Gordano Valley.

### Useful Information

Council Tax Band: Band F (North Somerset Council)

Local Authority: North Somerset Council

Services Connected: Mains electricity, water and drainage. Air-source heat pump providing underfloor heating throughout.

Flood Risk: Low risk of flooding from rivers and sea (subject to standard environmental searches)

Connectivity: Superfast broadband available in the area. Good mobile coverage across major networks.

- Four/five bedroom detached bungalow
- Open-plan kitchen/dining living space
- Remainder builders warranty included
- Quiet cul-de-sac village location
- Landscaped garden with studio

- Approaching 1700 sq. ft/157.3 sq. m
- Views over countryside and Gordano Valley
- Gated driveway ample parking
- Popular village location



GUIDE PRICE £850,000



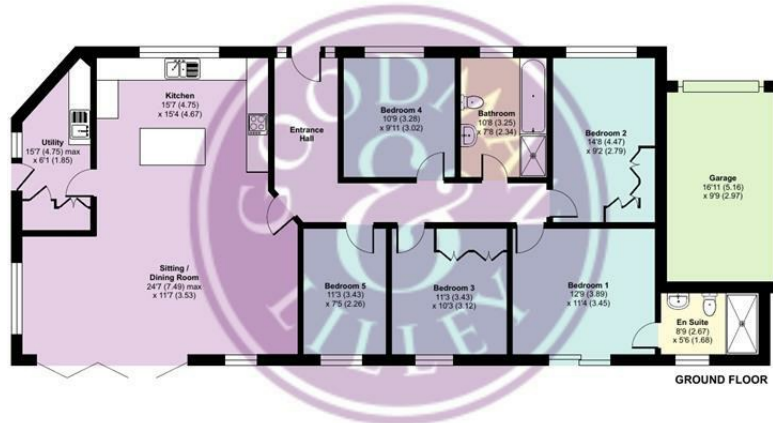
# Meadow Drive, Weston-in-Gordano, Bristol, BS20

Approximate Area = 1528 sq ft / 142 sq m

Garage = 165 sq ft / 15.3 sq m

Total = 1693 sq ft / 157.3 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2026. Produced for Goodman and Lilley Ltd. REF: 1446156

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