
HUNTERS®
HERE TO GET you THERE
75 Kenmare Road, Bristol, BS4 1PF

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£200,000

Public Notice - We are acting in the sale of the above property and have received an offer of £192,500 on the above property.
Any interested parties must submit any higher offers in writing to the selling agent before exchange of contracts takes place

NO ONWARD CHAIN Situated on Kenmare Road in Knowle, Bristol, this semi detached house presents an excellent opportunity for those looking for a renovation project or investment.

The property itself comprises of an entrance hall, lounge, kitchen and W/C to the ground floor. Upstairs you will find three good sized bedrooms and a shower room.

This property is conveniently situated close to local amenities, schools, and transport links, ensuring that everything you need is within easy reach. Whether you are starting your journey as a homeowner or seeking an investment, this house on Kenmare Road is a wonderful opportunity not to be missed.

Contact us today to arrange your viewing on 0117 9723948 or knowle.bristol@hunters.com

GROUND FLOOR

1ST FLOOR

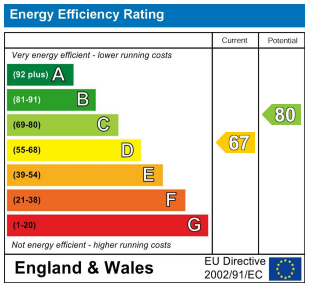


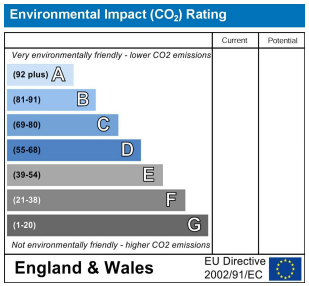
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TOTAL FLOOR AREA : 904sq.ft. (84.0 sq.m.) approx.

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.

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Driveway
Situated to the front of the property, providing off street parking.

Front Garden
Enclosed via brick walls, Laid to lawn, Pathway leading to front.

Entrance Hall
Door to front elevation, Door to lounge, Stairs to first floor.

Lounge
Double glazed window to front elevation, Chimney breast, Door to kitchen.

Kitchen
Double glazed window to rear elevation, Wall and base units with work surfaces above, Sink drainer, Gas hob.

Lobby
Door to side elevation, Door to W/C.

W/C
Low level W/C.

Landing
Doors to rooms.

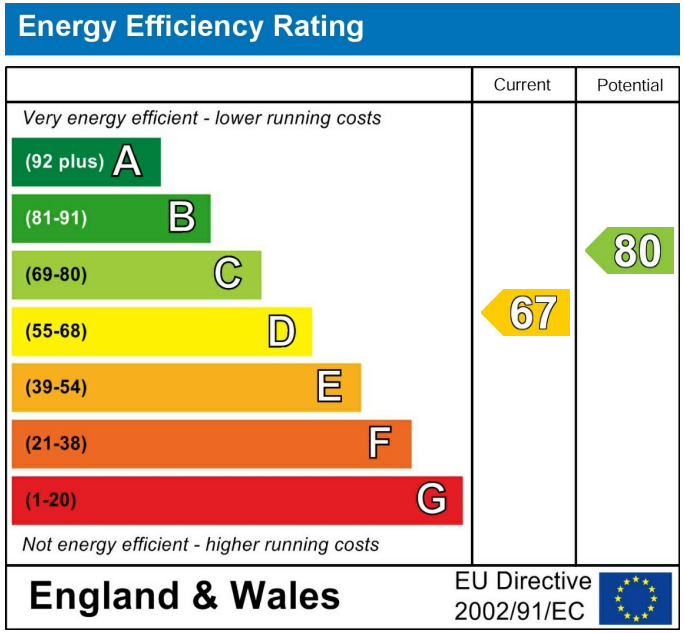
Bedroom One
Double glazed window to front elevation, Chimney breast, Fitted wardrobe, Radiator.

Bedroom Two
Double glazed window to rear elevation.

Bedroom Three
Double glazed window to front elevation, Radiator.

Shower Room
Double glazed window to rear elevation, Shower cubicle, Low level W/C, Wash hand basin.

Rear Garden



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.















