

10 Heath Ridge, Long Ashton, Bristol, BS41 9EW

Offers In Excess Of £875,000

Hollis Morgan - A beautifully remodelled 1748 Sq Ft detached family home set in a elevated position with commanding views.

- Detached family home
- Spacious open plan kitchen/dining room
- Dedicated utility room
- Study room
- Sitting room
- 3 double bedrooms
- Parental suite with shower room
- Garage and large driveway
- Underfloor heating on the ground floor
- Heat source pump

The Property

Situated in one of the most sought-after areas of Long Ashton, this beautifully renovated and thoughtfully refurbished home combines contemporary style, generous proportions and a wonderfully private setting. Offering spacious and versatile accommodation arranged over two floors, the property has been finished to a high standard and is perfectly suited to modern family living.

Set back from the road, the house enjoys an attractive and secluded position, with ample parking provided by the large gravel driveway, together with a garage and a newly landscaped rear garden.

The property is approached via a few steps, leading into a bright and welcoming entrance hallway. Immediately to the right is a cosy and inviting sitting room, featuring a large window that fills the room with natural light. From here, a few steps lead directly into the impressive kitchen/dining room, creating an easy and sociable flow between the two spaces.

The heart of the home is undoubtedly the spacious kitchen/dining room, fitted with high end Bosch appliances and beautifully appointed with contemporary midnight-blue cabinetry, elegant brushed-gold brassware and a sleek white Corian worktop. A generous central island incorporates a fitted electric hob and provides the perfect space for food preparation, informal dining or enjoying a drink with friends and family. The kitchen is further enhanced by the addition of two built-in ovens and offers ample space for a generous dining table, making it an ideal setting for both everyday family meals and entertaining.

The room is wonderfully bright and airy, with natural light pouring in through the Velux windows and large French doors, which open directly onto the private and secluded rear garden. The combination of stylish finishes, generous proportions and direct garden access makes this a truly exceptional space for both everyday family life and entertaining.

Also located on the ground floor is a practical utility room, a convenient WC and a well-proportioned study, providing the flexibility required for working from home or creating a quiet space for study and hobbies.

Upstairs, the accommodation continues with three generously sized double bedrooms and a beautifully appointed family bathroom. The bathroom has been finished in warm beige tones, complemented by stylish black brassware and contemporary tiling, creating a calm and sophisticated space.

The principal bedroom, positioned at the front of the property, benefits from its own large shower room, accessed via a few steps, as well as wonderful views stretching across the surrounding countryside. The two remaining bedrooms are both equally well proportioned, offering excellent accommodation for children, guests or additional home-working space.

Outside, the property continues to impress. The newly landscaped rear garden provides a peaceful and private setting, ideal for relaxing, entertaining or enjoying al fresco dining during the warmer months.

Combining stylish contemporary interiors with generous living accommodation, excellent outdoor space and a highly desirable Long Ashton location, this wonderful home is ready to move straight into and would make an ideal choice for a family seeking a beautifully finished property in a sought-after setting.

Location

Long Ashton village has a wide range of amenities including three excellent local pubs. There are also various shops, hairdressers, restaurants two good local primary schools plus access to secondary schools, both state and independent. The Ashton Court Estate is also easily accessible and offers a number of outdoor pursuits. Bristol is also nearby and is accessible either by the A370 or on foot through Ashton Court.

Other Information

Freehold (Possessory Title). Please note: This property is registered with a Possessory Title. Please consult your legal representative or mortgage lender regarding indemnity insurance requirements.

Council Tax Band: E

Please Note

Hollis Morgan endeavour to make our sales details clear, accurate and reliable in line with the Consumer Protection from Unfair Trading Regulations 2008 but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. All Hollis Morgan references to planning, tenants, boundaries, potential development, tenure etc is to be superseded by the information provided in your solicitors enquiries. It should not be assumed that this property has all the necessary Planning, Building Regulation or other consents. Any services, appliances and heating system(s) listed may not been checked or tested and you should rely on your own investigations. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Please note that in some instances the photographs may have been taken using a wide angle lens.



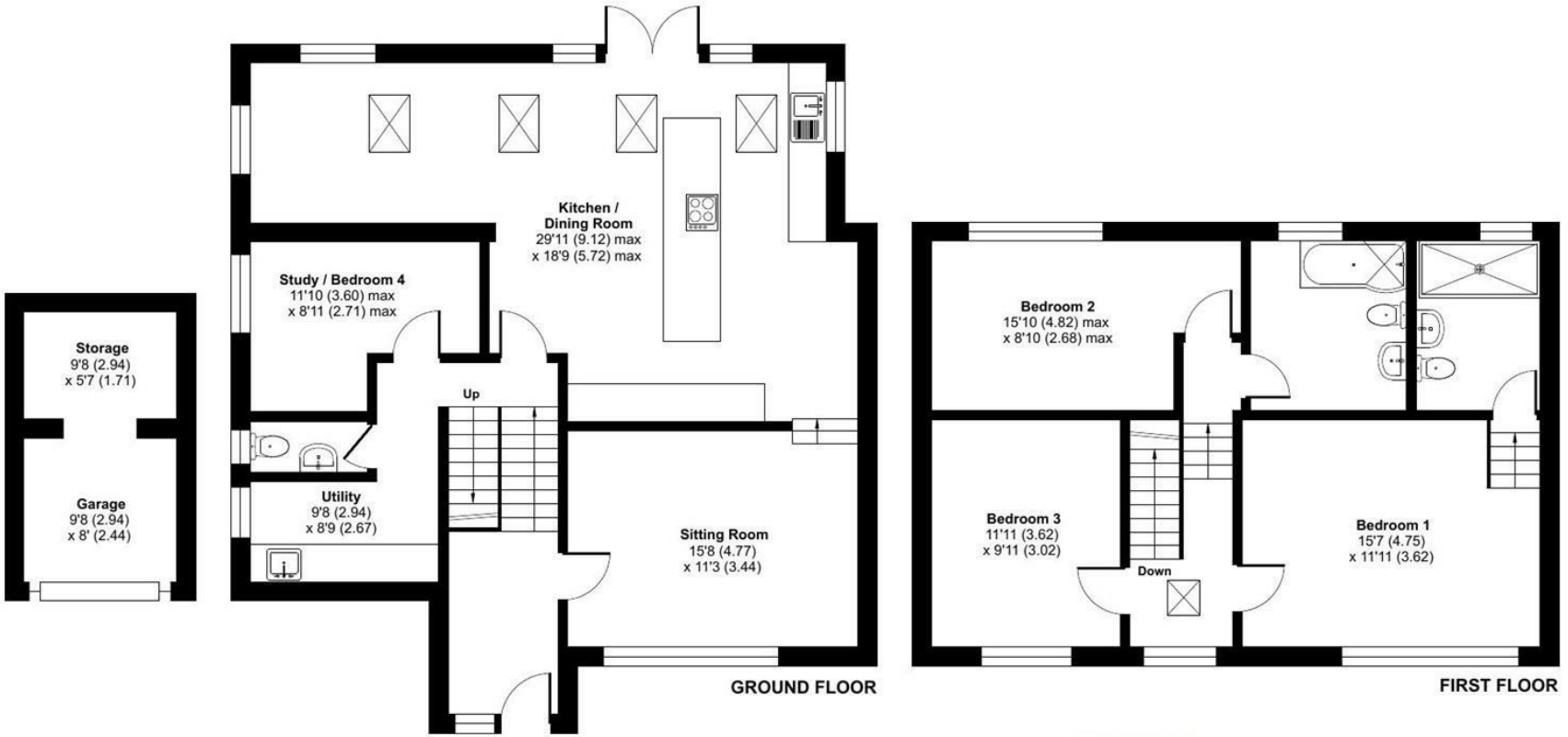




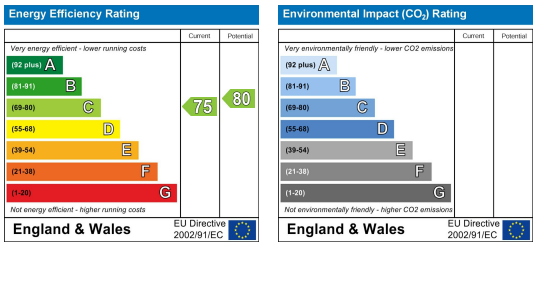



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Approximate Area = 1616 sq ft / 150.1 sq m
Garage / Storage = 113 sq ft / 10.4 sq m
Total = 1729 sq ft / 160.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Hollis Morgan. REF: 1514379



TEL | 0117 933 9522 | 9 Waterloo Street, Clifton, Bristol BS8 4BT

www.hollismorgan.co.uk | post@hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered no 7275716
Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

hollis
morgan