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PROPERTY CONSULTANTS

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LONGMEAD AVENUE, BRISTOL, BS7 8QQ

The perfect opportunity to put your stamp on this family home. This lovely house is offered to the market with no onward chain and is in a great location close to the amenities on Kellaway Avenue and also the Gloucester Road with its wide array of independent shops, restaurants, bars and cafes.

The house offers great sized living accommodation with a lounge and separate dining room and large kitchen/breakfast room. Upstairs there are two double bedrooms and a single bedroom and also a family bathroom.

To the front of the property is a small front garden and to the rear is a large garden which is mainly lawn which has a garage with parking space in front. The garage is currently configured with a work shop to the front.

This lovely house would make a great family home and is ready for someone to update it to their taste.



Features

- No onward chain
- 3 bedroom house
- Kitchen/breakfast room
- Large rear garden
- Garage
- Great location



Lounge

12'9" x 14'7" (3.90 x 4.47)

Dining Room

10'5" x 11'11" (3.18 x 3.64)

Kitchen/Breakfast Room

7'4" x 18'6" (2.25 x 5.65)

Bedroom One

10'4" x 12'7" (3.16 x 3.85)

Bedroom Three

7'4" x 8'3" (2.25 x 2.52)

Bathroom

Garage

Up and over door and work shop area to rear of garage.

Outside

Front garden with shrubs and mainly laid with gravel.

Large rear garden with patio area, large lawn leading to rear garage.



TENURE
FREEHOLD

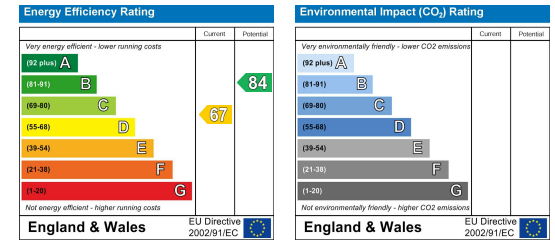


Ground Floor
Area: 50.9 m² ... 548 ft²

First Floor
Area: 42.3 m² ... 455 ft²

Total Area: 93.2 m² ... 1003 ft² (excluding garage)

All measurements of walls, doors, windows, fittings and appliances, their size and locations are approximate and cannot be regarded as being an accurate representation neither by the vendor nor their agent.
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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.