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10 Bearbridge Road, Bristol, BS13 8SE

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Asking Price £325,000

This light and airy three-bedroom semi-detached home is beautifully presented throughout and ready for immediate occupation, offered to the market with the added benefit of being end of chain.

The property features a spacious kitchen/diner with double doors opening directly onto the rear garden, creating the perfect space for entertaining and family living.

A substantial side extension is currently arranged as a garage and utility area. Built with double footings, it offers excellent potential to extend upwards (subject to the necessary planning permissions), providing fantastic scope for future expansion.

Externally, the property benefits from a private driveway with parking for up to three vehicles. The rear garden also includes outbuildings, ideal for use as a home office, workshop, gym, or additional storage.

Well positioned for excellent transport links and local amenities, this is a superb opportunity for buyers seeking a home that combines practicality, space, and future potential.

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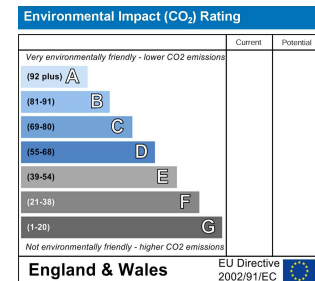
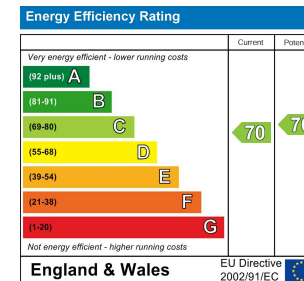
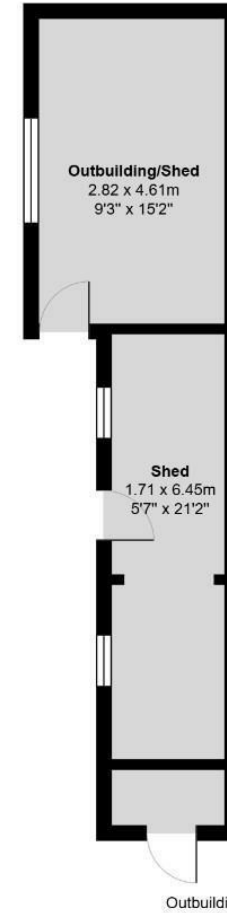


Bearbridge Road, BS13


Approximate Gross Internal Area 85.6 sq m / 921 sq ft
(excluding garage and outbuildings, including utility)

Garage and Outbuildings Area: 51.8 sq m / 557 sq ft

Total Area 132.7 sq m / 1428 sq ft



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	70	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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.









