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Seymour Road

Staple Hill, BS16 4TF

Offers In Excess Of £400,000



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26A Seymour Road

Staple Hill, BS16 4TF

Offers In Excess Of £400,000



DESCRIPTION

A fantastic newly built detached 3 bedroom bungalow located in the heart of Staple Hill. The local High street with it's array of shops and amenities and Page Park our short walk away

The property offers a secluded position on Seymour Road and has a private electronic gated access with large frontage. The spacious living accommodation comprises in brief: entrance hallway, 27ff open plan living area which comprises of a stylish shaker style Howdens kitchen with integrated appliances and quartz work tops with matching breakfast bar, and lounge/diner with bi-folding doors to rear garden, 3 double bedrooms and bathroom with over bath shower system.

Externally the property has 2 areas laid to brick paving providing ample off street parking, gardens laid to lawn with patio and shrub/plant borders.

An internal viewing comes highly recommended to fully appreciate all this lovely home has to offer.

LIVING AREA

27'9" (into bay) x 14'9" (8.46m (into bay) x 4.50m)

Open plan living area incorporating lounge/dining area and kitchen/breakfast area.

LOUNGE/DINING AREA

Two radiators, double glazed bi-folding doors leading out to patio/rear garden.

KITCHEN AREA

UPVC double glazed bay window to front, LED down lighters, double radiator, Howdens shaker style kitchen, range of fitted wall and base units, quartz work tops with matching breakfast bar, stainless steel sink bowl unit with mixer tap, built in stainless steel electric oven and induction hob, stainless steel

extractor fan hood, integrated fridge freezer, integrated washing machine and dish washer, wall cupboard housing Worcester combination boiler.

BEDROOM ONE

15'0" (widest point) x 11'5" (4.57m (widest point) x 3.48m)

UPVC double glazed bay window to front, double radiator, TV point for wall mounted TV.

BEDROOM TWO

11'0" x 10'0" (3.35m x 3.05m)

UPVC double glazed window to rear, radiator, TV point for wall mounted TV.

BEDROOM THREE

10'2" x 10'2" (3.10m x 3.10m)

UPVC double glazed window to rear, radiator, TV point for wall mounted TV.

BATHROOM

6'4" x 6'4" (1.93m x 1.93m)

Opaque UPVC double glazed window to side, white suite comprising: twin gripped panelled bath, mains controlled shower system over with drench head, glass shower screen, vanity unit with wash hand basin inset, close coupled W.C, chrome heated towel radiator, tiled walls and floor, LED down lighters, extractor fan, LED down lighters.

OUTSIDE:

FRONT

Large frontage to property via an electric remote controlled gate leading to a large area laid to stone chippings.

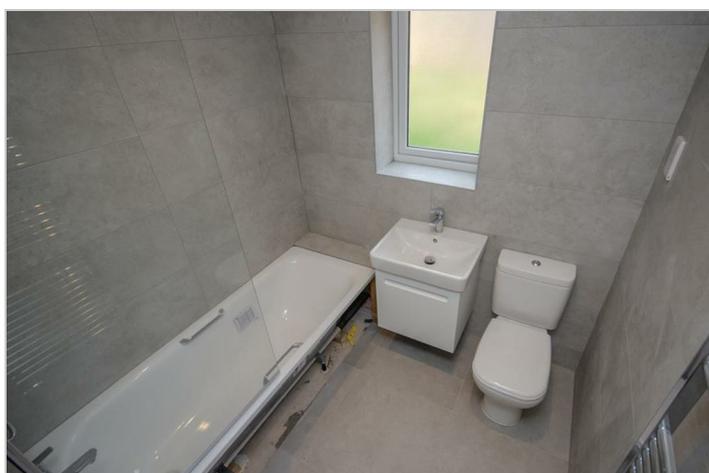
Tel: 0117 956 1234

PARKING

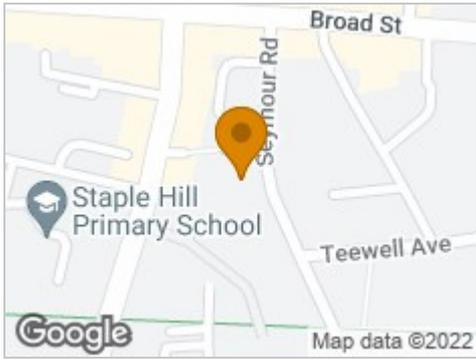
There is ample off street parking with 2 hardstanding areas laid to brick paving.

REAR/SIDE GARDENS

Rear and side gardens laid to newly laid lawn, stone patio to rear with matching pathways to both sides, enclosed by boundary wall and fencing.



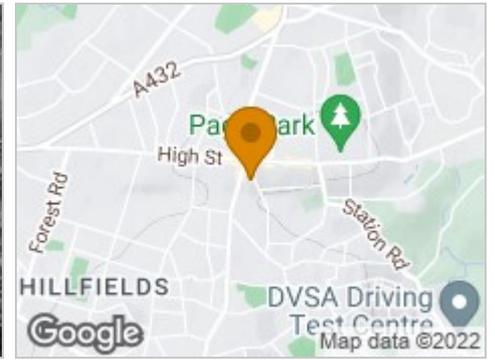
Road Map



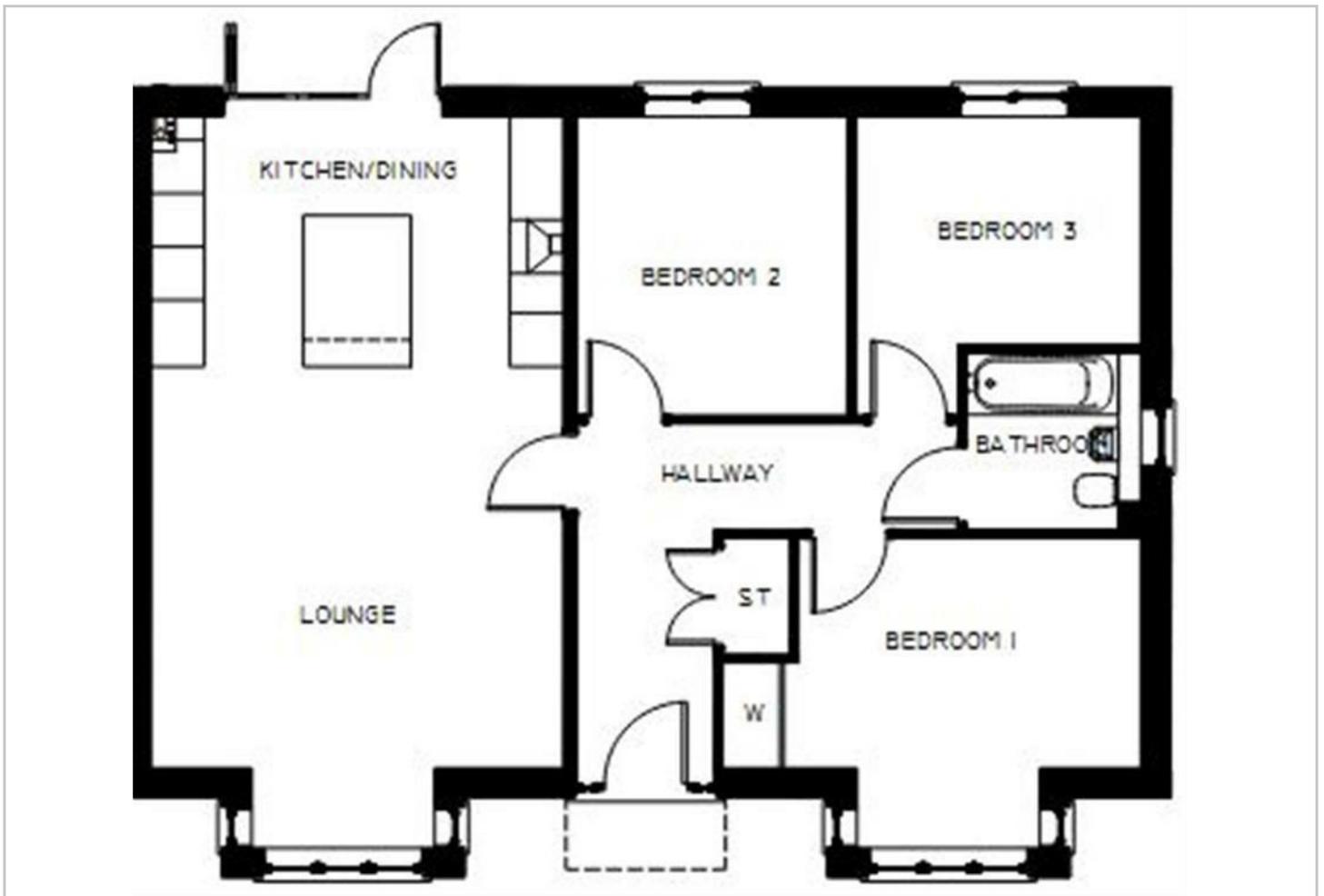
Hybrid Map



Terrain Map



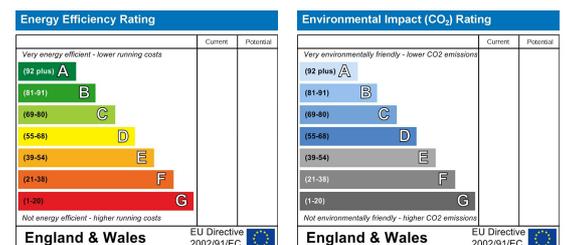
Floor Plan



Viewing

Please contact our Hunters Downend Office on 0117 956 1234 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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. **THINKING OF SELLING?** 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.