







7 Wickham View, Stapleton, Bristol, BS16 1TQ

£350,000

HUNTERS®
HERE TO GET *you* THERE

- Superb 3 bedroom split level home!
- Lovely rural atmosphere with nearby leafy walks
- Modern fitted kitche/diner
- Front and rear gardens
- Wonderful first time buyer home
- Highly popular location
- Generous front lounge
- Luxury appointed contemporary bathroom
- Single garage
- Downstairs cloakroom

Nestled in the charming area of Wickham View, Bristol, this delightful house presents an excellent opportunity for first time buyers or families alike. With three well-proportioned bedrooms, this property offers ample space for comfortable living. The inviting reception room serves as a perfect gathering space, ideal for entertaining guests or enjoying quiet evenings at home having superb views onto the enclosed garden.

The house features a well-appointed luxury fitted bathroom, ensuring convenience for all residents. Additionally, the property includes a modern fitted kitchen/diner, a downstairs cloakroom, and a single garage a valuable asset in this bustling area. You will also find a front and rear garden with pedestrian access on either side.

Wickham View is known for its friendly community atmosphere and convenient access to local amenities, making it an ideal location for those seeking a balance of tranquillity and accessibility. Whether you are looking to settle down or invest, this property is sure to meet your needs. Don't miss the chance to make this lovely house your new home.


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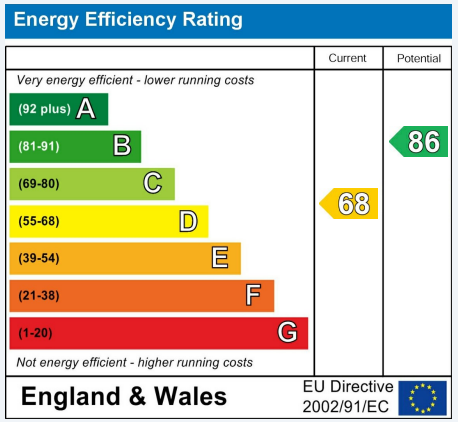
Viewing

Please contact our Hunters Fishponds Office on 0117 965 3162 if you wish to arrange a viewing appointment for this property or require further information.

764 Fishponds Road, Fishponds, BS16 3UA
Tel: 0117 965 3162 Email:
fishponds@hunters.com https://www.hunters.com

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.

ANTI-MONEY-LAUNDERING - Estate agents operating in the UK are required to conduct Anti-Money Laundering (AML) checks in compliance with the regulations set forth by HM Revenue and Customs (HMRC) for all property transactions. It is mandatory for both buyers and sellers to successfully complete these checks before any property transaction can proceed. Our estate agency uses Coadjute's Assured Compliance service to facilitate the AML checks. A fee will be charged for each individual AML check conducted.