



Hill Crest

Bristol, BS4 2UN

£650,000

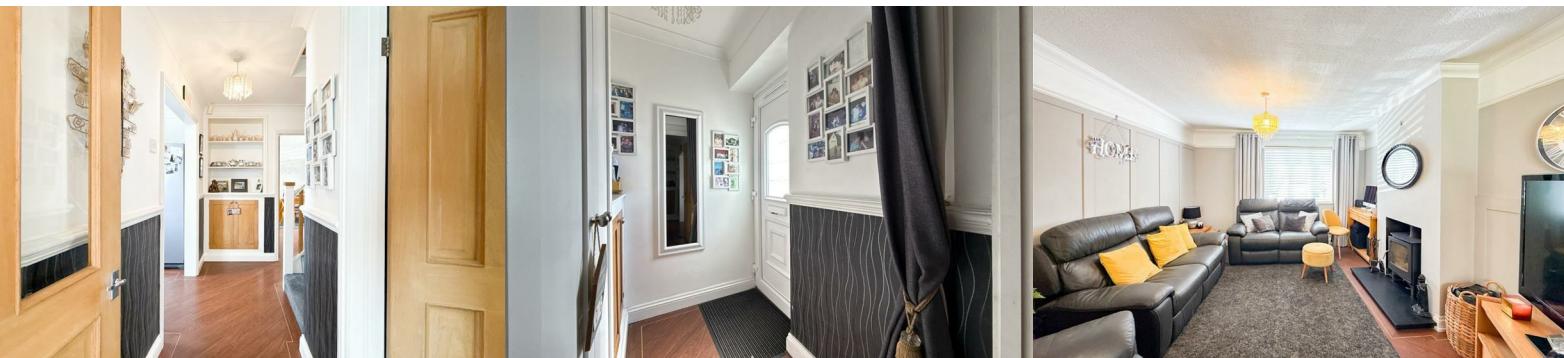


** FOUR BEDROOM HOUSE + TWO BEDROOM ANNEX**

Hunters BS4 are delighted to bring to the market this rare opportunity in the desirable area of Hill Crest, Knowle Park, Bristol, this charming semi-detached house situated in a quiet cul de sac offers a wonderful opportunity for families seeking a spacious and versatile home. Boasting four well-proportioned bedrooms, this property is perfect for those who value comfort and space.

In addition to the main house, there is a delightful two-bedroom annex, ideal for guests, extended family, or even as a potential rental opportunity. The corner plot provides ample parking, ensuring convenience for multiple vehicles, while the double garage offers additional storage or workshop space.

The rear garden is a true highlight, providing a private outdoor retreat for relaxation and entertaining. Whether you envision summer barbecues or a tranquil space for gardening, this garden is sure to meet your needs.



Corner plot

Includes a Four Bedroom House, Garage and Two Bedroom Annex

Main House

Entrance hall

Entrance door to front elevation, Stairs to first floor, Doors to rooms, Laminate floor.

Kitchen

Double glazed windows to front and side elevation, Range of wall and base units with work spaces above, Sink drainer, Fitted oven with gas hob and extractor fan above, Space for double fridge freezer, Laminate floor.

Lounge

Double glazed window to front elevation, Chimney breast, Log burner, Doors opening to garden, Radiator, Laminate floor.

Dining Area

Doors opening to garden, Under stairs storage cupboard, Radiator, Laminate floor.

Bathroom

Double glazed window to rear elevation, Panelled bath, Shower cubicle, Low level W/C, Wash hand basin, Laminate floor.

Landing

Doors to rooms, Carpet.

Bedroom One

Double glazed window to front elevation, Fitted wardrobes, W/C situated in fitted wardrobes, Chimney breast, Radiator, Carpet.

Bedroom Two

Double glazed window to rear elevation, Chimney breast, Radiator, Carpet.

Bedroom Three

Double glazed windows to front and side elevation, Carpet

Bedroom Four

Double glazed window to front elevation, Carpet.

Rear Garden

Perfect for entertaining and relaxing this enclosed via fencing rear garden has an undercover decking area outside the patio doors plus a second undercover seating area to the rear of the garden a Lawn area, Pathway leading to the rear of the garden and Side access via gate.

Garage

Electric up and over door, power and lighting

Annex

The annex has a separate address registered with the council meaning that you pay a separate council tax= Band A

Living Room

uPVC double glazed entrance door, uPVC double glazed window to front, Radiator, Laminate Flooring, Stairs rising to first floor

Kitchen

uPVC double glazed window to rear, Range of wall and base units with worksurfaces above, sink drainer, electric oven and gas hob, plumbing for washing machine, Laminate flooring, uPVC double glazed door leading to the rear

Bathroom

uPVC double glazed window to rear, three piece suite with shower over n=bath, heated towel rail, vinyl flooring

Landing

Bedroom One

uPVC double glazed window to front, carpet

Bedroom Two

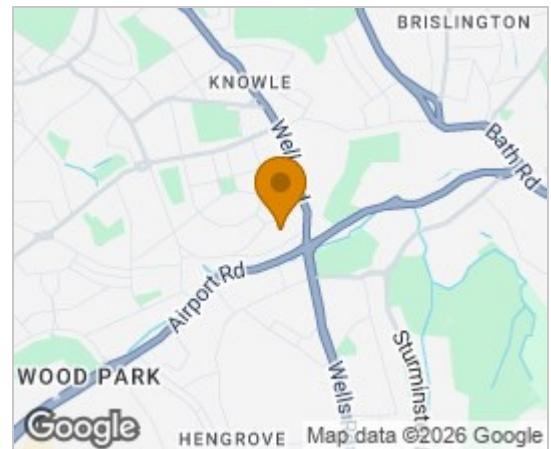
uPVC double glazed window to rear, carpet

Off Street Parking

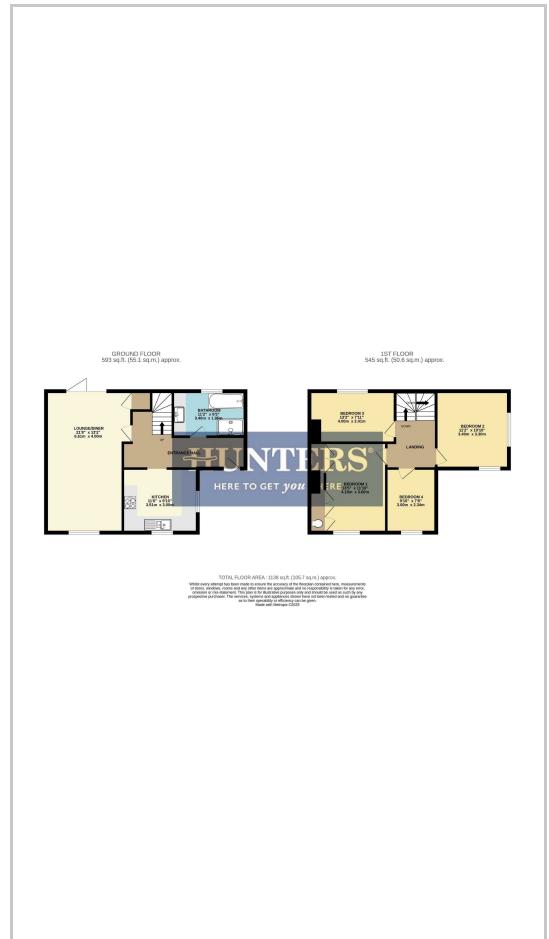
Situated to the front and side of the property providing parking for multiple vehicles

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.

Area Map



Floor Plans



Energy Efficiency Graph

