7 Wexford Road, Bristol, BS4 1PU

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£265,000

NO ONWARD CHAIN Situated on Wexford Road in Knowle, Bristol, this charming house presents an excellent opportunity for first-time buyers and families alike.

The property itself comprises of an entrance hall, lounge, kitchen and bathroom to the ground floor. Upstairs you will find three good sized bedrooms.
Additionally, the property boasts a large rear garden, perfect for children to play or for hosting summer barbecues.

This property is conveniently situated close to local amenities, schools, and transport links, ensuring that everything you need is within easy reach. Whether you are starting your journey as a homeowner or seeking an investment, this house on Wexford Road is a wonderful opportunity not to be missed.

Contact us today to arrange your viewing on 0117 9723948 or knowle.bristol@hunters.com

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GROUND FLOOR

1ST FLOOR

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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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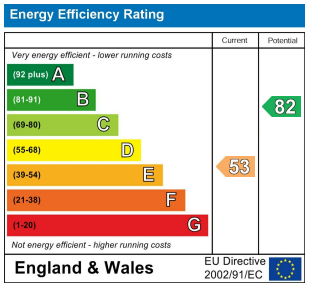
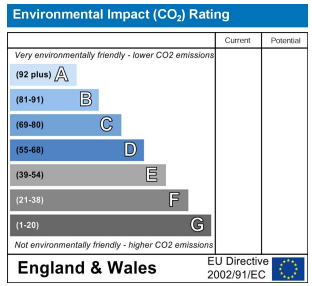




Front Garden
Enclosed via hedges, Laid to lawn, Pathway leading to entrance, Gate providing side access.

Entrance Hall
Entrance door to front elevation, Stairs to first floor, Doors to rooms, Radiator, Carpet.

Lounge
Double glazed window to front elevation, Double glazed double doors to garden, Chimney breast, Fireplace, Gas fire, Radiator, Laminate flooring.

Kitchen
Double glazed window to rear elevation, Double glazed door to garden, Single glazed window to side elevation, Wall and base units with work surfaces above, Sink drainer, Integrated oven with gas hob above, Plumbing for washing machine, Under stairs storage, Space for under counter fridge, Space for under counter freezer, Radiator, Tiled floor.

Bathroom
Double glazed window to side elevation, Panelled bath with shower over, Wash hand basin with storage unit below, Low level W/C, Radiator, Tiled flooring.

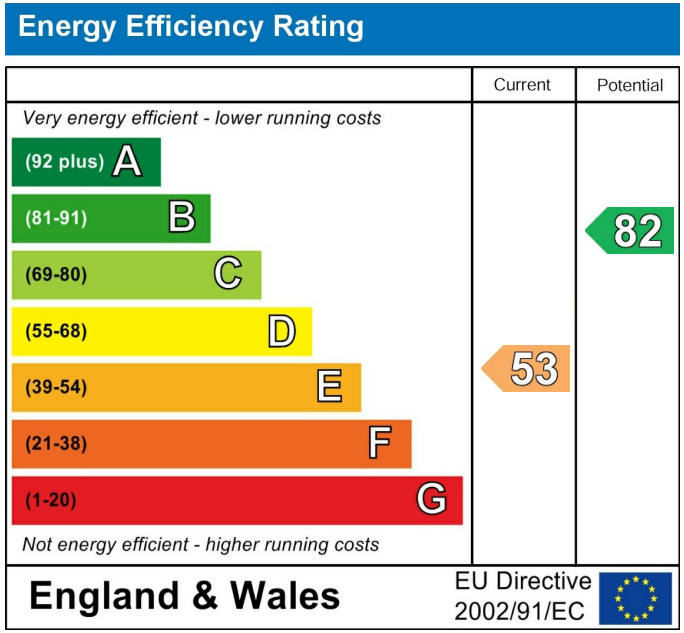
Landing
Double glazed window to rear elevation, Doors to rooms, Storage cupboard, Loft access, Radiator, Carpet.

Bedroom One
Double glazed window to front and rear elevation, Chimney breast, Over stairs storage cupboard, Radiator, Floorboards.

Bedroom Two
Double glazed window to rear elevation, Chimney breast, Storage cupboard housing water tank, Radiator, Laminate flooring.

Bedroom Three
Double glazed window to rear elevation, Radiator, Laminate flooring.

Rear Garden
Enclosed via hedges and fencing, Laid to lawn, Pathway leading to rear elevation, Patio area, Gate providing side access.



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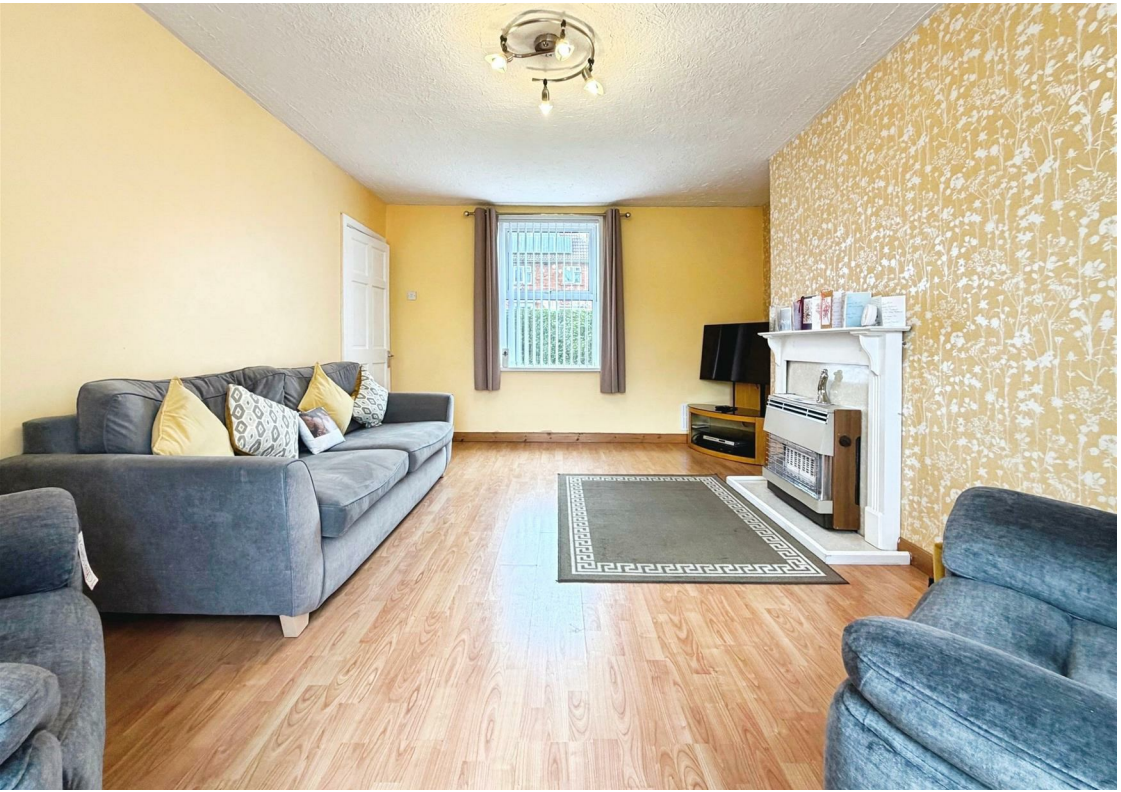

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