



142 Hungerford Road, Bristol, Avon, BS4 5HF

HUNTERS[®]
EXCLUSIVE

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Offers In Excess Of £275,000

Hunters BS4 are delighted to present this three-bedroom end terrace home, ideally situated on Hungerford Road in Brislington, Bristol.

Brislington is a sought-after residential area approximately 3 miles south of Bristol city centre. The neighbourhood is popular with families and professionals, offering a blend of green open spaces, local amenities and excellent transport links. With local amenities such as Brislington Retail Park, well-regarded schools and convenient access Bath Road, Brislington provides an ideal balance of suburban living and city convenience.

The property itself comprises of an entrance hall, lounge, kitchen/diner to the ground floor. Upstairs you will find three good sized bedrooms and a shower room. Further benefits include, electric heating and uPVC double glazing.

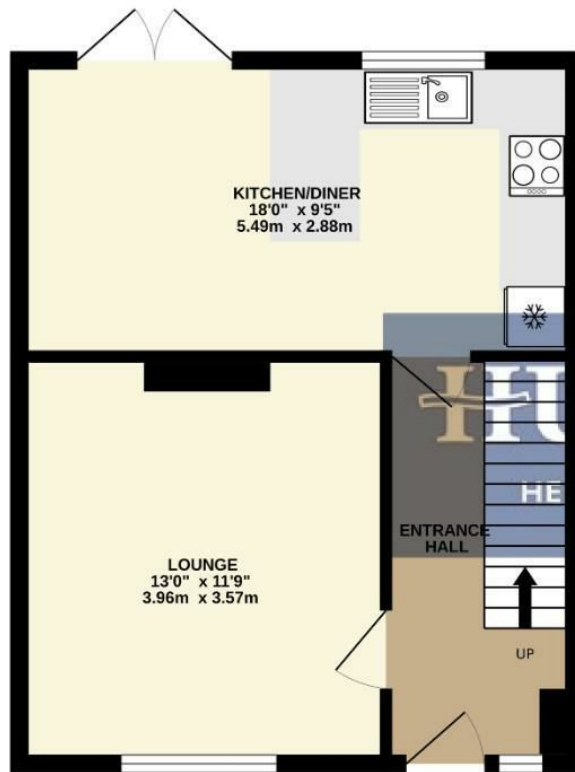
One of the standout features of this home is the driveway, providing off-street parking for multiple vehicles.

This property is non standard construction.

To appreciate all that this property has to offer please call Hunters today to book in your internal viewing on 0117 9723948 or email us at knowle.bristol@hunters.com

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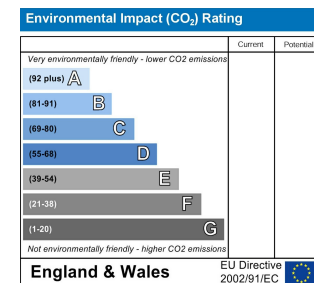
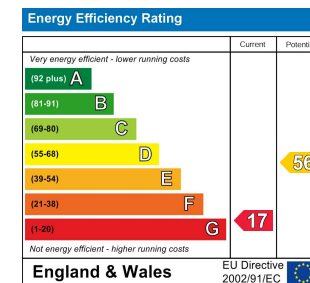
GROUND FLOOR



1ST FLOOR



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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Driveway

Situated to the front of the property, providing off street parking for multiple vehicles.

Entrance Hall

Entrance door to front elevation, Cupboard housing electrics, Doors to rooms, Carpeted stairs to first floor, Radiator, Laminate flooring.

Lounge

Double glazed window to front elevation, Chimney breast, Electric fire with mantle surround, Laminate flooring.

Kitchen/Diner

Double glazed window to rear elevation, Double glazed double doors to garden, Wall and base units with work surfaces above, Sink drainer, Space for upright fridge freezer, Space for oven with extractor fan above, Plumbing for washing machine, Breakfast bar, electric heaters, Laminate and vinyl flooring.

Landing

Double glazed window to side elevation, Doors to rooms, Loft access, electric heater, Carpet.

Bedroom One

Double glazed window to front elevation, Inbuilt wardrobe, Inbuilt storage cupboard, Carpet.

Bedroom Two

Double glazed window to rear elevation, Carpet.

Bedroom Three

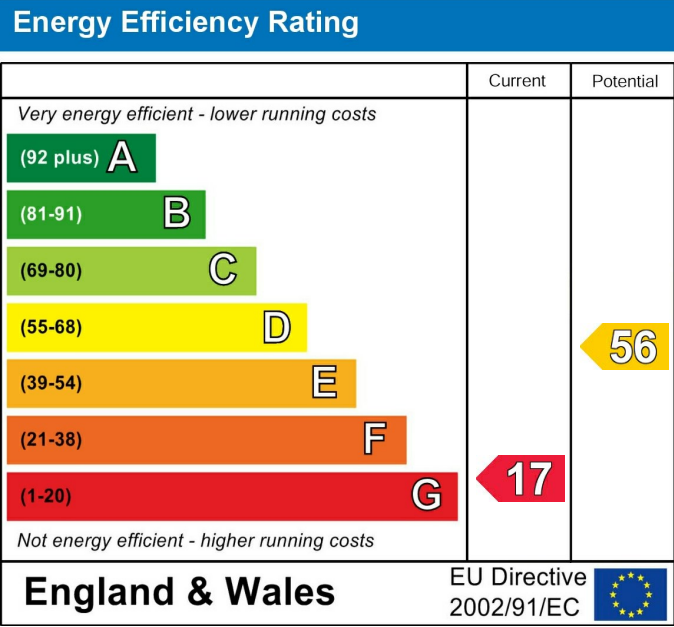
Double glazed window to front elevation, Stair bulkhead, Carpet.

Shower Room

Double glazed window to rear elevation, Shower cubicle, Low level W/C, Wash hand basin, Electric heated towel rail, Tiled floor.

Rear Garden

Enclosed via fencing, Gate providing side access, Laid to paving and chipping stones, Outbuilding.



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.











