
HOBBS
PROPERTY AGENTS
ASKING PRICE
£180,000
The Lawns, Church Road
Yate, BS37 5AB

PROPERTY SUMMARY

This delightful home offers a welcoming hallway leading to a spacious and light filled kitchen and dining area that opens into a comfortable living room, perfect for relaxing or entertaining. The property includes two inviting bedrooms and a well-appointed bathroom. Outside, there is allocated parking for convenience. Combining style and practicality, this home provides a comfortable and inviting space to call your own.

Service Charge: Approx £117 per month
Leaseholder - The Lawns Management Company.
108 years remaining on the lease (Began in 2008)

2

1

1








HOBBS
PROPERTY AGENTS



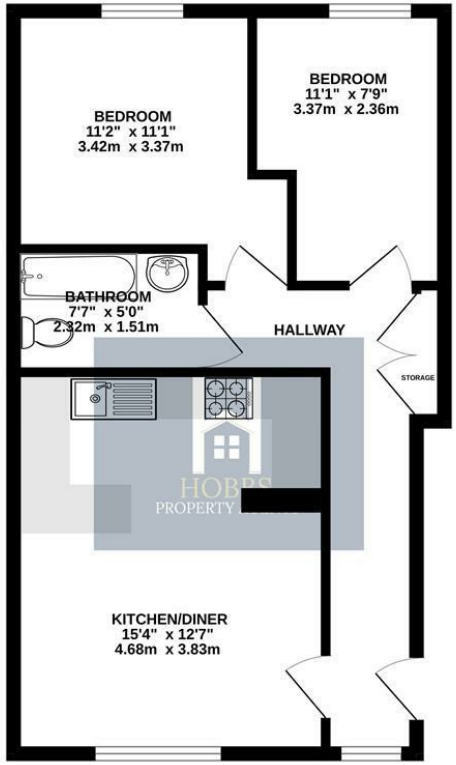







HOBBS
PROPERTY AGENTS

GROUND FLOOR
500 sq.ft. (46.5 sq.m.) approx.



TOTAL FLOOR AREA : 500 sq.ft. (46.5 sq.m.) approx.

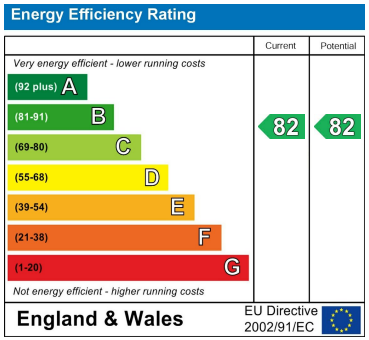
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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.
Made with Metropix ©2025

LOCAL AUTHORITY
South Gloucestershire

TENURE
Leasehold

COUNCIL TAX BAND
A

VIEWINGS
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

HOBBS
PROPERTY AGENTS

OFFICE DETAILS
01454 529 024
sales@hobbspropertyagents.co.uk