

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.

- Entry
- Hallway
- Living Room 21'1" x 9'6" (6.44m x 2.91m)
- Bathroom 6'6" x 5'5" (2.00m x 1.67m)
- Bedroom 17'6" x 11'1" (5.35m x 3.39m)
- Kitchen 12'4" x 9'7" (3.78m x 2.93m)
- Sun Room 12'1" x 6'3" (3.70m x 1.92m)
- Landing
- Bedroom 12'11" x 9'4" (3.96m x 2.85m)



- Lounge/diner
- Large double bedroom to ground floor
- Kitchen
- Shower room
- Sun room
- Further room to first floor
- Pleasant, enclosed garden
- Gas central heating
- Garage and driveway
- No chain!

PROPERTY TYPE Chalet Bungalow - Semi

Detached

BEDROOMS 2

RECEPTION ROOMS 1

BATHROOMS 1

EPC RATING D

COUNCIL TAX BAND D



Two bedroom semi detached chalet bungalow in popular cul de sac location.

Entrance hallway, good sized lounge/diner, large double bedroom, kitchen, shower room and sun room.

At the first floor is an additional double bedroom.

Externally, there is off street parking, a single detached garage and a pleasant, enclosed rear garden.

Offered for sale with no onward chain!



the location

Set in a convenient, desirable cul de sac location. There are local shops at both Hanham high street and nearby Memorial Road. There is a local bus service nearby and a range of wooded and green walks in the local area. Bristol 3.5 miles Bath 9.1 miles

Offered for sale with no onward chain!

just a thought...

Although requiring some updating, this well placed and well proportioned bungalow is a rare opportunity to acquire a comfortable home. Always popular, this is an opportunity not to be missed!