

Priory Road, Portbury, Bristol, Somerset. BS20 7TH

£595,000 Freehold

FOR SALE



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PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENTS.....Nestled within the charming village of Portbury, this 1960's detached 5-bedroom house offers a unique opportunity to embrace the character of a bygone era while enjoying the comforts of a spacious family home. Set on a generous plot with a good-sized garden, this property, though in average condition, presents a canvas for renovation and personalisation to create your dream home in an idyllic village setting.

The house has been in the same family since it was built in the late 60's, and comprises hallway with lovely wooden flooring, a large 25ft lounge with stunning flooring and dual aspect, dining room, kitchen, 5 bedrooms, bathroom, cloakroom, plus gas central, double glazing, integral garage, ample parking, plus a large garden.

Portbury is set on the outskirts of Portishead and within a 5 minute drive of Clifton, Bristol. Close at hand you have the sought after Priory Public House, the local village hall, M5 motorway, "Bluebell Wood" which is an area of beauty to walk and relax.

FEATURES

- WALK THROUGH 360 VIDEO TOUR AVAILABLE
- Detached House
- 5 Bedrooms
- Great size garden
- No onward chain
- Owned by the same family since in was built in the late 60's
- Nice size garage and parking
- Cloakroom
- Sought after village location
- EPC-D



ROOM DESCRIPTIONS

Main front door to the hallway:

Hallway:

Lovely wooden flooring, stairs to the first floor, doors to the lounge, dining room and cloakroom

Lounge:

25' 8" x 11' 10" (7.82m x 3.61m) A delightful room with dual aspect, double glazed window to the front, double glazed door to the garden. Radiator, central electric fireplace. The wooden flooring is beautifully maintained.

Dining room:

10' 6" x 9' 11" (3.20m x 3.02m) Radiator, double glazed window, door to the kitchen

Kitchen:

10' 5" x 9' 2" (3.17m x 2.79m) Sink unit, floor and wall units, double glazed window, doors to the garden and garage

First floor landing:

Open plan landing, with cupboard, loft access via loft ladder, doors to the bathroom and all bedrooms

Bedroom 1:

12' 5" x 11' 10" (3.78m x 3.61m) Built in wardrobes, radiator, double glazed window

Bedroom 2:

14' 1" x 9' 4" (4.29m x 2.84m) Radiator, double glazed window

Bedroom 3:

11' 10" x 9' 10" (3.61m x 3.00m) Double glazed window, radiator, built in wardrobe

Bedroom 4:

9' 11" x 9' 4" (3.02m x 2.84m) Double glazed window, radiator

Bedroom 5

9' 10" x 6' 0" (3.00m x 1.83m) Radiator, double glazed window

Bathroom:

Bath, wash hand basin, double glazed window, radiator

Separate WC

Low level WC, double glazed window

Garage & Parking

The garage is L-shaped, so bigger than the average garage, has an up and over door, double glazed window, wall mounted boiler, door to the kitchen.....plus to the front of the house you have 2 driveways, providing parking for 2 vehicles

Rear Garden:

A lovely size garden with good size patio area, and a great size lawn area



FLOORPLAN & EPC



Floor 0



Floor 1



HOUSE FOX
THE FAIRER FEES ESTATE AGENT

Approximate total area⁽¹⁾
1530.28 ft²
142.17 m²

Reduced headroom
29.37 ft²
2.73 m²

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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