

The Hurdles, Easton Hill Road, Thornbury, South Gloucestershire BS35 2JU

A truly wonderful family home with a lot to offer! This beautifully kept and well maintained property offers versatile living with its four generous double bedrooms and three reception rooms. The location provides a close proximity to local primary schools, Oakleaze Road parade of shops and just a short stroll to Thornbury town centre. Stepping through the threshold into the welcoming hallway you instantly get a feel for the sense of space and modern interiors. To the right, a study/snug or even a fifth bedroom. To the left, a sizeable lounge with large front facing window and wood-burning stove. Moving on via the glazed double doors into the incredible dining room perfect for hosting. The conservatory is yet another additional space to be utilised, with its hard wood floors and access to the enclosed rear garden, it is the perfect spot for entertaining throughout the seasons. The smart fitted kitchen/breakfast room is sleek in design with an array of integrated appliances, range cooker plus breakfast bar for convenient dining. The separate utility is located via the integral garage. To the first floor via the gallery landing, four double bedrooms with the principal bedroom benefiting from fitted wardrobes and ensuite bathroom with shower over bath. Bedroom two also providing fitted wardrobes. The family bathroom is modern in design with shower over bath and fitted vanity units. Externally, you are greeted by the gated driveway, parking for four cars and a large garage with an electric up and over door. The enclosed south facing rear garden is private and laid mainly to lawn and patio. Please arrange your tour today!!

Situation

Thornbury is a thriving market town to the north of the City of Bristol and the M4/M5 interchange, with excellent commuting links via the motorway network and by rail from Bristol Parkway Station (Paddington/South Wales). The part-pedestrianised High Street offers a wide variety of shops, cafes, pubs and restaurants. Other facilities include the leisure centre, golf course and library, open community spaces, parks and sports grounds/clubs. The town is blessed with a number of primary and junior schools, plus The Castle secondary school (www.thecastleschool.org.uk) which is situated close to Thornbury's Tudor Castle, a luxury hotel.

Property Highlights, Accommodation & Services

- An Extensive Four Bedroom Detached Family Home With Great Family Living Space
- Four Double Bedrooms And Sizeable Study
- Family Lounge With Wood Burning Stove
- Smart Fitted Kitchen/Breakfast Room With Separate Utility
- Principal Bedroom With Fitted Wardrobes and Ensuite Bathroom
- Fitted Family Bathroom With Shower Over Bath, Fitted Vanity Units And Heated Towel Rail
- Cloakroom
- Enclosed Rear Garden Laid Mainly To Lawn And Patio
- Gated Driveway Offering Parking For Multiple Cars
- Large Integral Garage With Electric Up And Over Door

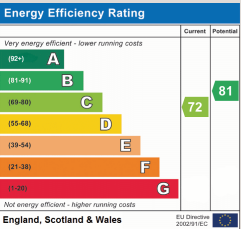
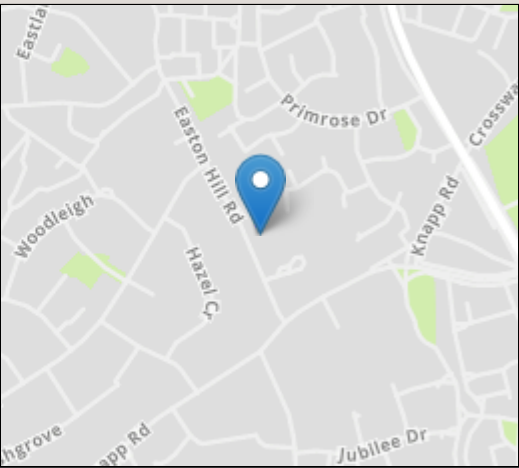
Directions

Travelling away from the centre of Thornbury along Grovesend Road, take the turning for Knapp Road on your left, continue down and take the left hand turning just after the pedestrian crossing. Continue down and 'The Hurdles' Will be found on your left hand side.

Local Authority & Council Tax -

Tenure - Freehold

Contact & Viewing - Email: mil_thornburysales@milburys.co.uk Tel: 01454 417336



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