

Bristol Road Lower, Weston-Super-Mare, Somerset. BS23 2TX

£475,000 Freehold

SOLD STC



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## PROPERTY DESCRIPTION

HOUSE FOX ESTATE AGENTS PRESENT... Nestled in the picturesque setting of Weston Hillside, this delightful three-bedroom detached bungalow offers the perfect blend of comfort and convenience in the sought-after location of Bristol Road Lower. With its eye-catching design and an array of modern features, this property is ideally suited for those looking to enjoy the tranquility of coastal life while having easy access to local amenities. As you step inside, you are immediately welcomed by a spacious and airy entrance hall that sets the tone for the rest of the home. High ceilings throughout enhance the feeling of space and light. To the right, a stylish modern bathroom, equipped with contemporary fixtures, offers both elegance and functionality. The property boasts three generously sized bedrooms, each designed with comfort in mind, ensuring a peaceful retreat for all family members. The living room and diner area provide a versatile space perfect for relaxing and entertaining guests, featuring ample natural light and tasteful décor. The heart of the home is the well-appointed kitchen, complete with a handy utility area that adds to the practical layout of the space. Whether you're a budding chef or a seasoned pro, the kitchen offers everything you need to create culinary delights. Additional features include a substantial garage with parking for two cars in front, ensuring plenty of space for vehicles and storage. The separate outbuilding, currently utilized as an office, presents a fantastic opportunity for a variety of uses such as a studio, workshop, or additional living space, depending on your needs. Outside, the property is surrounded by a serene environment, ideal for enjoying outdoor living and the beauty of the local landscape. This bungalow is not just a house, but a warm and inviting home that offers a unique opportunity to enjoy a relaxed and stylish lifestyle in one of Weston-super-Mare's most desirable areas. Whether you're downsizing, seeking a family home, or looking for the perfect work-from-home setup, this property checks all the boxes.

## FEATURES

- 360 VIRTUAL TOUR AVAILABLE
- Detached Bungalow
- Three Bedrooms
- Off Road Parking
- Garage
- Sunny Garden
- Multi Functional Outbuilding
- UPVC Double glazing
- Cul De Sac Location
- EPC - D
- EV Charger



## ROOM DESCRIPTIONS

### Entrance Hall

Door opening into entrance hall, radiator and doors off to all rooms.

### Bathroom

10' 10" x 6' 9" (3.30m x 2.06m) Beautifully presented suite comprising low level WC, bath with mixer taps over, separate walk in shower with fitted waterfall shower head, wash hand basin and UPVC double glazed obscure window to front aspect.

### Bedroom

11' 2" x 10' 4" (3.40m x 3.15m) UPVC double glazed window to front aspect, radiator.

### Bedroom

11' 0" x 10' 3" (3.61m x 3.12m) UPVC double glazed window to side aspect, radiator.

### Bedroom

7' 11" x 10' 5" (2.41m x 3.17m) UPVC double glazed window to side aspect, radiator

### Cloakroom

Low level WC, wash hand basin

### Living Room

13' 8" x 17' 10" (4.17m x 5.44m) UPVC double glazed window to rear aspect, UPVC double glazed door opening to side aspect, radiator and beautiful wood burner fire.

### Kitchen

18' 9" x 11' 1" (5.71m x 3.38m) UPVC double glazed windows to rear and side aspects, range of wall to base units inset sink and drainer with mixer taps over, integrated dish washer, space for cooker with fitted extractor fan, space for fridge freezer, radiator, door opening to rear garden

### Garden

Fully enclosed rear garden mainly laid to lawn with side patio area perfect for dining, gated access to other side allowing walk through to front

### Multi Use Outbuilding

Currently being used as an office but it has multiple uses and could be used as a studio, bar or separate living area, power and lighting

### Garage

16' 2" x 14' 1" (4.93m x 4.29m) Power and lighting, the front garage door is electric and the rear is manual

### Parking

Parking for two cars







# FLOORPLAN & EPC



Approximate total area<sup>(1)</sup>  
1183.69 ft<sup>2</sup>  
109.97 m<sup>2</sup>

(1) Excluding balconies and terraces

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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