

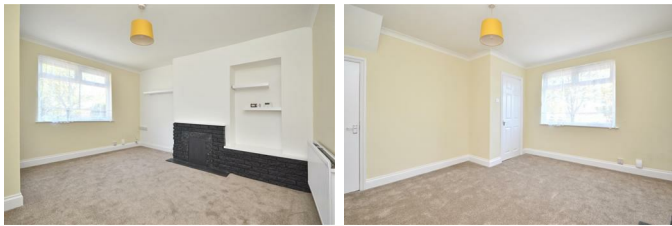
**108 Salcombe Road, Bristol, BS4 1AA****£265,000**

Ideally located, within easy access to local amenities and commuter routes on the Wells Road, this terraced home has been recently redecorated and carpeted, presenting a fresh blank canvas for its new occupants. The accommodation briefly comprises an entrance hallway, a lounge, and a fitted kitchen with neutral gloss units and a modern ground floor bathroom. Upstairs, the property offers three bedrooms: two doubles and a good-sized single. Outside, the property features a large private garden with a Westerly aspect and driveway parking to the front. Offered for sale with the added benefit of having no chain worries, these homes are always in demand, and an early viewing is highly recommended.

Entrance Hallway

Sitting Room

13'6 x 12'5 max (4.11m x 3.78m max)



Kitchen/Dining Room

8'10 x 11'3 (2.69m x 3.43m)



Bathroom



Landing

Master Bedroom

10'3 x 12'4 (3.12m x 3.76m)



Bedroom Two

12'4 x 7'11 (3.76m x 2.41m)



Bedroom Three

8'9 x 7'7 (2.67m x 2.31m)



Rear Garden



Floor Plan

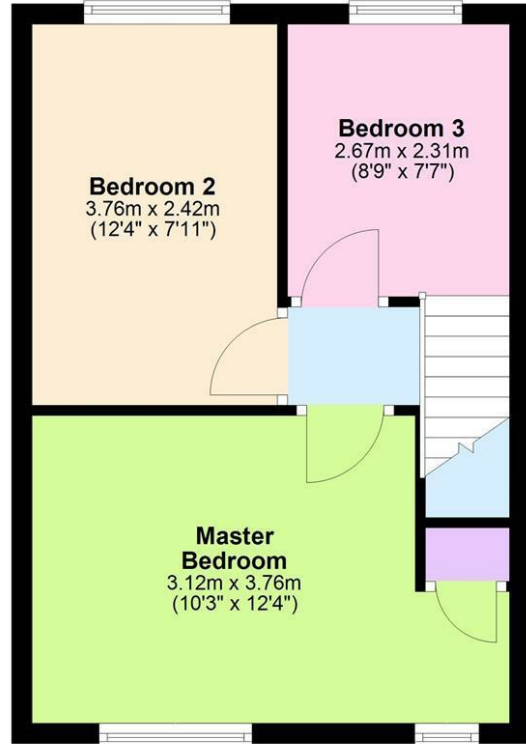
Ground Floor

Approx. 32.5 sq. metres (349.8 sq. feet)



First Floor

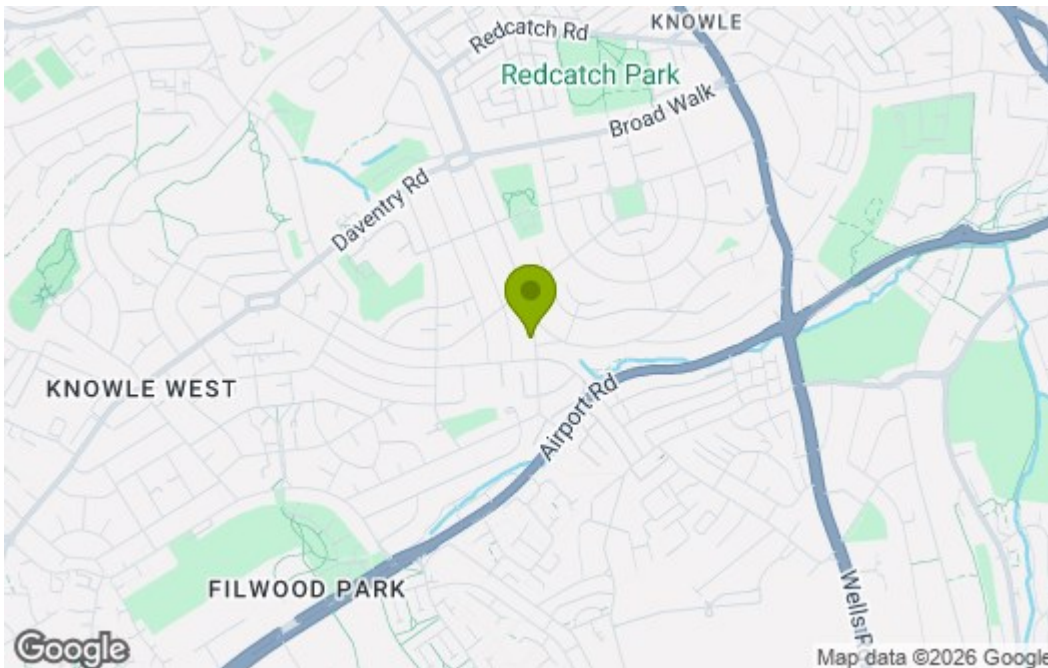
Approx. 33.1 sq. metres (356.4 sq. feet)



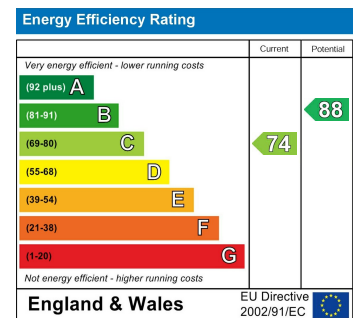
Total area: approx. 65.6 sq. metres (706.2 sq. feet)

108 Salcombe Rd, Bristol

Area Map



Energy Efficiency Graph



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