



## 122 Jersey Avenue, Bristol, BS4 4QY

**£260,000**

Presenting an end of terrace house, ideal for first time buyers seeking a comfortable and well-located home. This two-bedroom property boasts two generously sized double bedrooms and a large bathroom on the first floor, whilst the living accommodation on the ground floor boasts a welcoming reception room, and a spacious, thoughtfully designed kitchen, complete with center dining space, creating a sociable hub for family meals. Direct access from the kitchen to the garden further enhances the appeal of this space, providing a seamless transition to the outdoors for al fresco dining and entertaining.

This home is complemented by a garage to the rear, offering convenient and secure parking or valuable additional storage.

Set in a desirable location, the house enjoys close proximity to excellent public transport links, well-regarded schools including Broomhill Infant and Junior Schools, Oasis Academy Brislington and St Brendan's Sixth Form College as well as local amenities on Broomhill Road, and beautiful green spaces including Eastwood Nature Reserve and Nightingale Valley.

This end of terrace home represents a wonderful opportunity for purchasers looking to secure their first property in a sought-after area with abundant amenities and facilities nearby. Early viewing is highly recommended to fully appreciate the space, versatility, and location this home provides.



## Entrance

### Sitting Room

12'11" x 10'9" (3.95 x 3.29)



## Bedroom Two

11'0" x 8'0" (3.37 x 2.44)



## Kitchen / Dining Room

14'0" x 10'6" (4.29 x 3.21)



## First Floor Landing

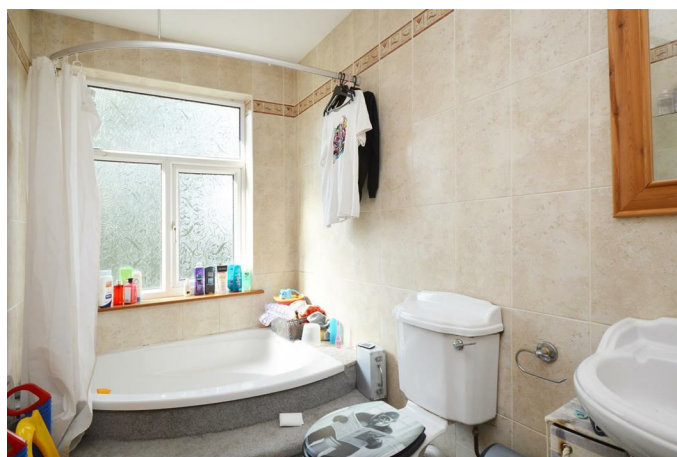
### Bedroom One

14'0" x 7'10" (4.29 x 2.39)

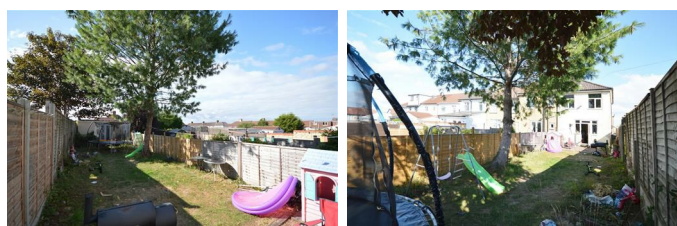


## Bathroom

10'5" x 5'6" (3.19 x 1.68)



## Outside



## Garage

16'6" x 16'7" (5.05 x 5.08)

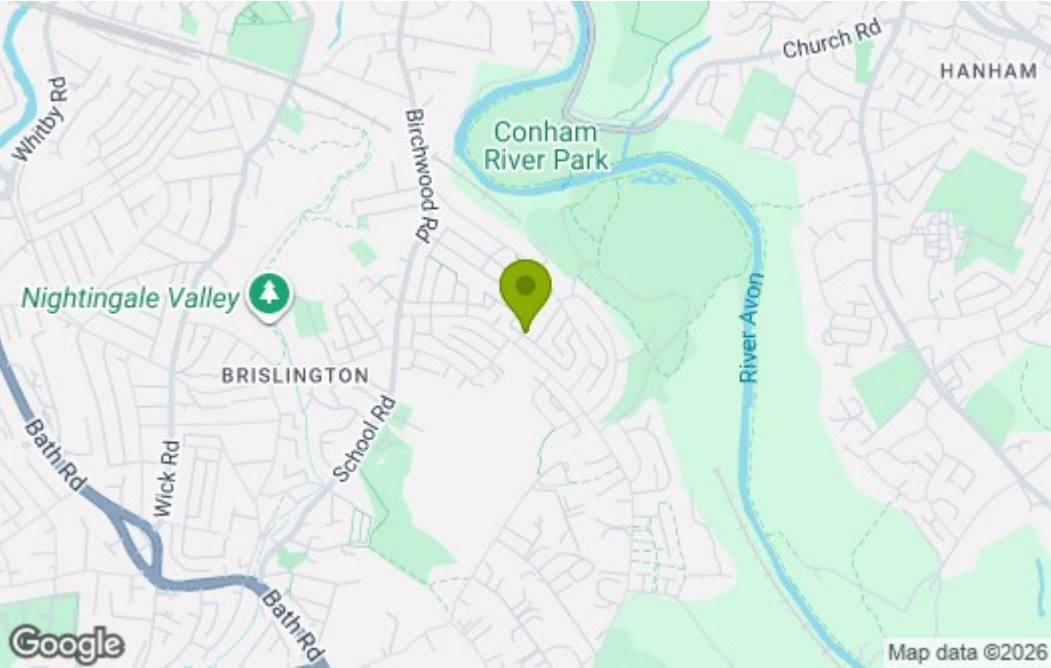
## Rear Lane



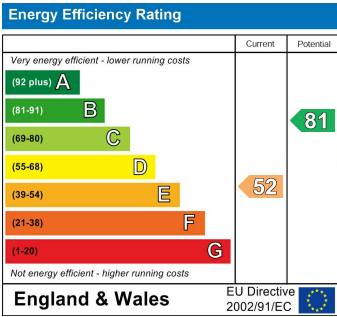
Floor Plan



Area Map



Energy Efficiency Graph



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