



17 Ashwell Close, Bristol, BS14 8LG

£325,000

This three-bedroom end of terrace house is ****for sale**** in a popular residential area of Bristol, well placed for local amenities, green spaces and public transport links.

The ground floor accommodation includes an entrance hallway with downstairs WC, a separate reception room, and an open-plan kitchen with kitchen island. The kitchen opens through to a dwarf-wall conservatory, creating a versatile day-to-day living and dining space with views towards the garden. There are multiple storage cupboards and a separate utility room, providing practical space for appliances and household items.

On the first floor, there are three generous bedrooms, two of which are doubles. The family bathroom includes a free-standing bath and separate shower. The property has an EPC rating of C and falls within Council Tax band B.

Entrance Hall



Sitting Room

13'3" x 11'8" (4.05 x 3.57)



Kitchen

13'3" x 11'4" (4.05 x 3.46)



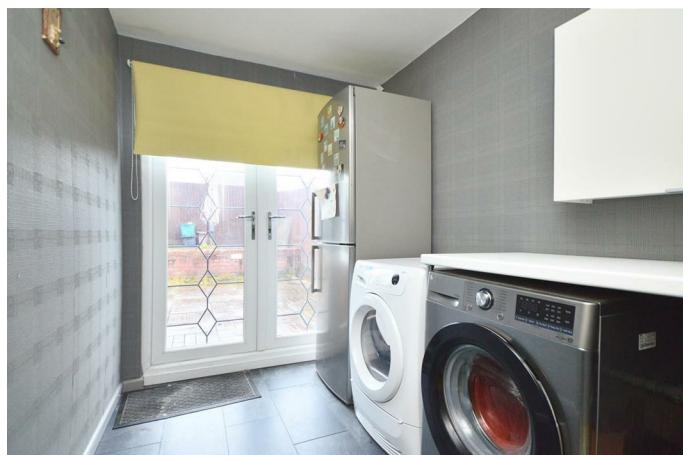
Conservatory

13'3" x 11'5" (4.05 x 3.50)



Utility

8'0" x 6'0" (2.46 x 1.84)



Downstairs WC



First Floor Landing

Bedroom One

13'4" x 12'0" (4.07 x 3.68)



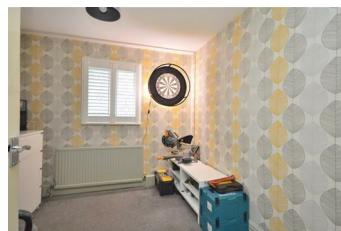
Bedroom Two

11'3" x 10'9" (3.44 x 3.29)



Bedroom Three

9'3" x 8'11" (2.82 x 2.73)



Bathroom

8'5" x 5'6" (2.59 x 1.68)



Outside



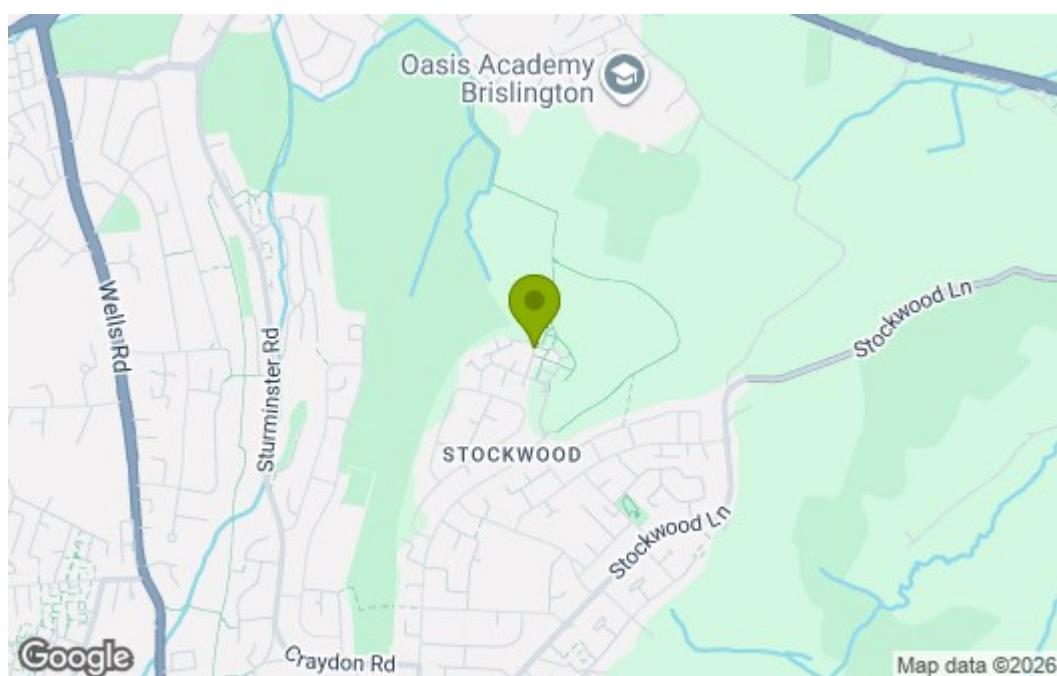
Views to the Front



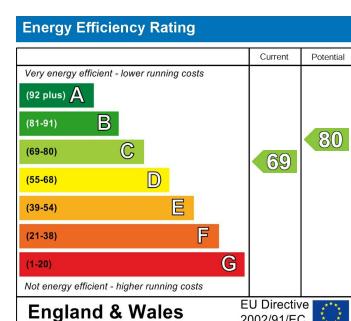
Floor Plan



Area Map



Energy Efficiency Graph



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