



19 CHURCH PATH ROAD,
PILL, BS20 0EE

**GOODMAN
& LILLEY**







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PILL BS20 0EE

GUIDE PRICE
£575,000

Brimming with character, this impressive home offers over 1,900 sq ft of versatile accommodation. Three reception rooms provide flexible living space, complemented by three well-proportioned bedrooms and a generous top-floor loft room. To the rear, off-street parking for two adds everyday convenience to this charming and adaptable property.

Ground Floor

On the ground floor of this elegant Victorian home, high ceilings and period details create an immediate sense of character and space. The welcoming entrance hall opens into a bay-fronted living room, complete with UPVC sash windows and a wood-burning fireplace – a perfect spot to relax.

From here, double doors lead through to the dining room and family room, with a natural flow between spaces that works beautifully for both everyday living and entertaining. To the rear, a bright and expansive open-plan kitchen, living and dining area forms the heart of the home, filled with natural light and opening directly onto the rear garden for easy indoor–outdoor living.

A practical utility room and separate store room complete the ground floor, blending period charm with modern convenience.

First Floor

The first floor offers two generous double bedrooms, including a principal bedroom with a beautiful bay-fronted window, as well as a further single bedroom. A well-appointed family bathroom with a three-piece suite serves this level.

A staircase, discreetly hidden behind a door, leads to the loft, which has been transformed into a full master suite. This exceptional space includes a spacious bedroom, a luxurious en-suite bathroom, and a dedicated dressing room, with large windows offering stunning, far-reaching views of the surrounding area.

Outdoor Space

To the rear of the property lies an extensive and private garden, thoughtfully designed with a mix of patio and artificial lawn areas – perfect for outdoor dining, entertaining, or simply relaxing in the sun. Benefiting from all-day sunlight, the garden also provides rear access via a secure gate and a set of steps, leading directly to a double parking bay.

Additional information

To arrange a viewing or to learn more about this exceptional property, please contact Goodman & Lilley on 01275 430440 or email sales@goodmanlilley.co.uk. Our property experts will be delighted to assist you in exploring this wonderful opportunity.

M5 (J19) – 3 miles, M4 (J20) – 11 miles, Bristol Parkway Station – 14 miles, Bristol Temple Meads Station – 10.5 miles, Bristol Airport – 12 miles (distances are approximate)

Tenure: Freehold

Local Authority: North Somerset Council, Tel: 01934 888888

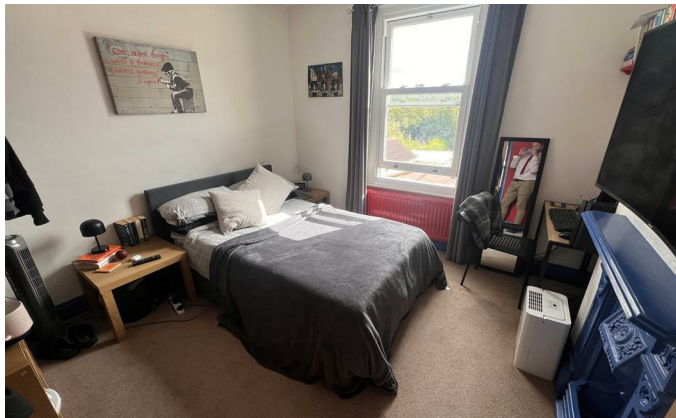
Council Tax Band: E

Services: All mains services connected

- Characterful Semi Detached Property
- Open Plan Kitchen/Living/Diner
- UPVC Double Glazed Throughout
- solar panels with a 5kw battery and an electric car charger port
- Four Large Double Bedrooms
- Large & Private Rear Garden
- Great Views From The Top Floor
- Three Reception Rooms
- Allocated Parking To The Rear
- Two Bathrooms





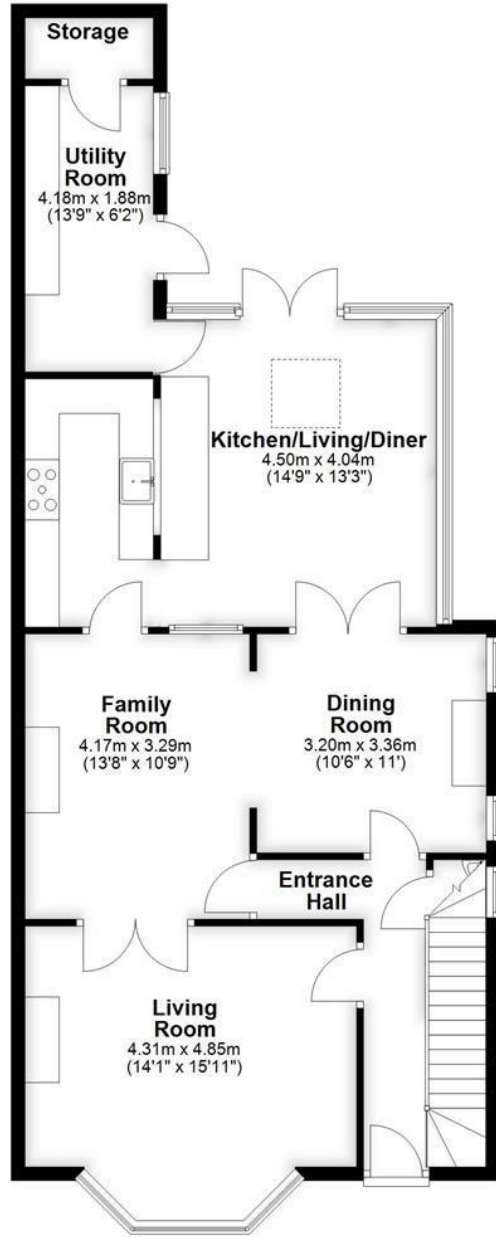


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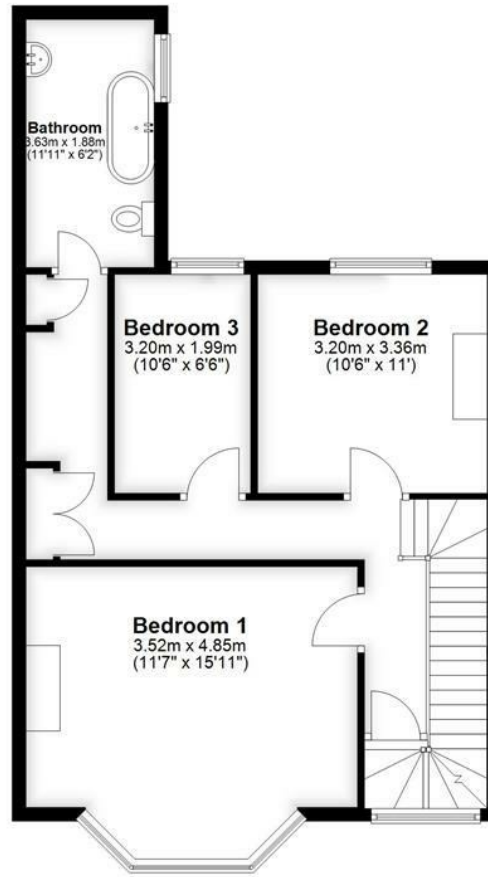
Ground Floor

Approx. 89.1 sq. metres (959.0 sq. feet)



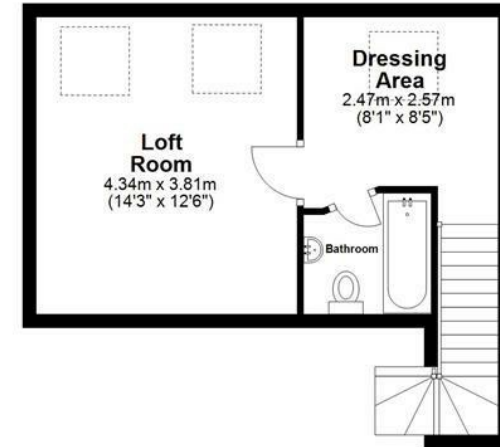
First Floor

Approx. 60.2 sq. metres (647.7 sq. feet)



Second Floor

Approx. 30.8 sq. metres (331.5 sq. feet)



Total area: approx. 180.1 sq. metres (1938.2 sq. feet)

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