



7 Crockerne Drive, Pill, BS20 0LF  
Guide Price £359,950

GOODMAN  
& LILLEY



THE INDEPENDENT SALES, LETTINGS & LAND AGENTS

## 7 Crockerne Drive, Pill, BS20 0LF

Set in the heart of the village, this attractive three-bedroom semi-detached home sits on a generous plot with a beautifully kept mature rear garden. The property offers bright, well-proportioned living spaces and ample driveway parking, making it an ideal choice for families or those seeking village life with space and convenience.

- Three Bedrooms
- Semi Detached Property
- Stunning Rear Garden
- Great Condition Throughout
- Driveway Parking
- Integral Single Garage
- Bursting With Potential
- Separate Kitchen

### Ground Floor

Upon entering the property, you are welcomed by an entrance porch leading into a spacious hallway. From here, doors provide access to the rear porch, which opens onto the garden and the integral garage. This part of the property offers excellent potential, with many neighbouring homes having extended to the side and rear.

The front-facing lounge is filled with natural light and opens through to the dining room, which features double doors leading to a raised deck—perfect for entertaining and enjoying the garden views. Completing the ground floor is a separate kitchen with a window overlooking the rear garden.

### First Floor

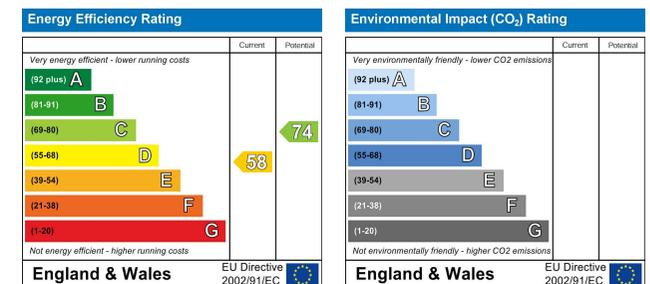
The stairs rise to the first floor, where a larger-than-average landing provides potential for additional storage or a small study area. There are two generously sized double bedrooms, both filled with natural light, and a good-sized third bedroom. The bathroom has been finished to a high standard and features a three-piece suite with a window overlooking the rear garden.

### Garden & Garage

The rear garden has been meticulously maintained by the current owners and features attractive borders with mature shrubs and plants, a patio area, a raised deck, and a pond, creating a tranquil and private outdoor space. To the front, there is an attractive garden with driveway parking for at least two vehicles, leading to the single garage. The garage benefits from light and electricity, a window overlooking the garden, and an internal door providing direct access to the rear porch.

### Local Area

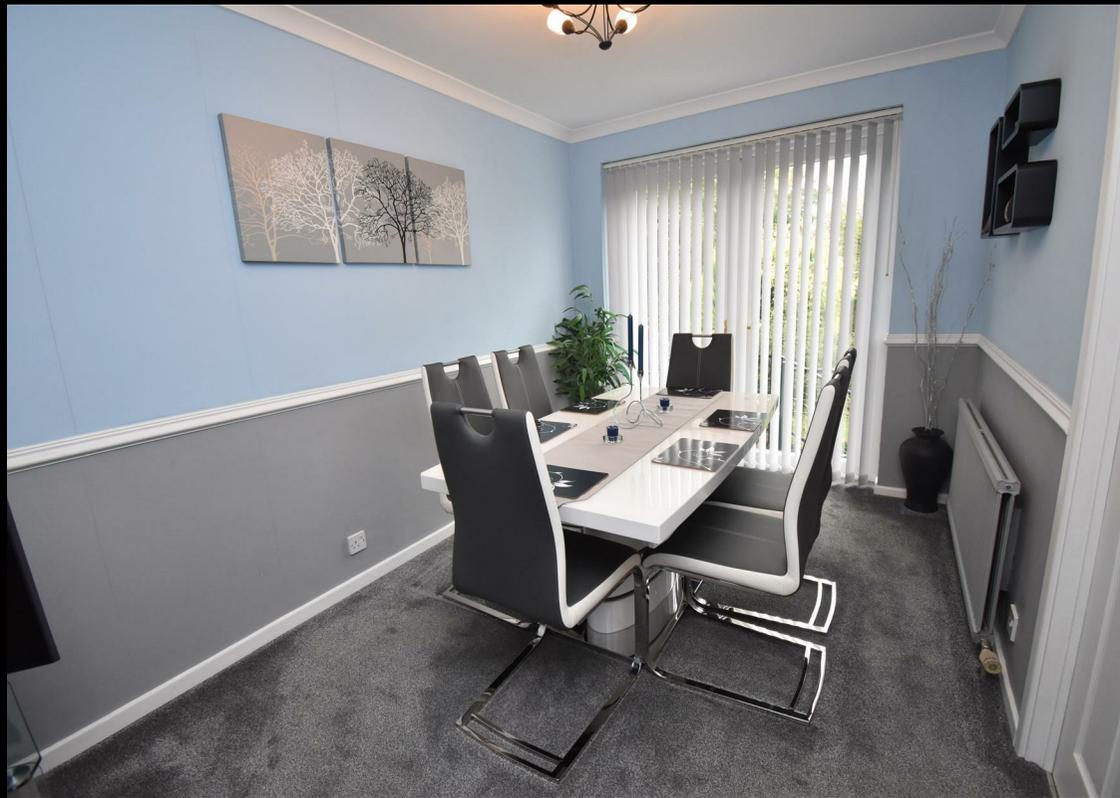
Situated in the heart of Pill village, the property is within walking distance of local amenities and enjoys excellent transport links, providing easy access to both central Bristol and the nearby town of Portishead. Families will also benefit from primary and secondary schools within walking distance, making this an ideal location for a convenient and balanced village lifestyle.



### Portishead

Rembrandt House, 36 High Street, Portishead  
North Somerset, BS20 6EN  
01275 430 440

[www.goodmanlilley.co.uk](http://www.goodmanlilley.co.uk)



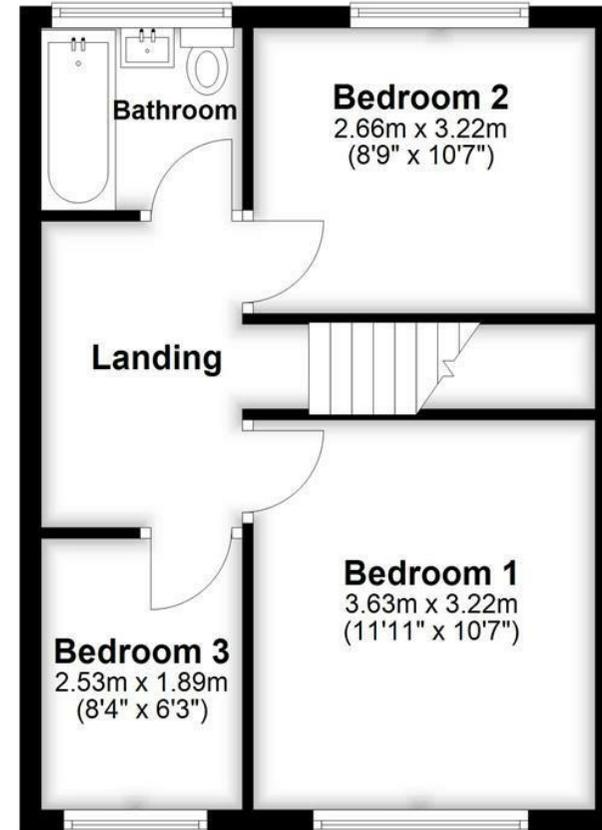
## Ground Floor

Approx. 60.0 sq. metres (646.3 sq. feet)



## First Floor

Approx. 38.0 sq. metres (408.6 sq. feet)



Total area: approx. 98.0 sq. metres (1054.9 sq. feet)



These particulars are for general guidance only. They do not form or constitute any part of an offer or contract. Goodman & Lilley has not carried out structural surveys of the property. The services, appliances or specific fittings mentioned in these details have not been tested. Every attempt is made to ensure accuracy, however all photographs, measurements, floor plans and distances are for illustrative purposes only. They must not be relied upon when purchasing carpets and or other fixtures and fittings. Lease details, service charges and ground rents are given as a guide only. They should be checked and confirmed by a licensed solicitor prior to exchange of contracts. The copyright of all details, photographs and floor plans remain exclusive to Goodman & Lilley.