



73 SLADE ROAD,  
PORTISHEAD, BS20 6AP

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**GOODMAN  
& LILLEY**







# 73 SLADE ROAD

## PORTISHEAD BS20 6AP

# GUIDE PRICE

## £550,000

A charming stone-built Victorian semi-detached period cottage, built in 1895, occupying an enviable position on the highly regarded Slade Road, ideally placed within easy reach of the High Street and a wide range of local amenities.

Approached via a gated pathway, the property enjoys a walled front garden providing a welcome degree of separation from the road and an attractive introduction to the home. The entrance vestibule offers a fitting start, featuring a tiled floor and multi-paned door and window combination opening into the main entrance hall. The tiled flooring continues through the hallway, where stairs rise to the first-floor landing and doors lead to the principal reception rooms. Beneath the staircase is an open recess with a window, presenting excellent potential for the creation of a downstairs cloakroom alongside useful under-stairs storage.

The living room occupies the front elevation and is a particularly characterful space, with a sash bay window, moulded ceiling cornicing and an ornate fireplace surround with inset. Sliding doors open through to the dining room, allowing the option of open-plan living or separation as desired.

The dining room enjoys a large rear-facing window looking over the garden, complemented by a feature open-grate fireplace with tiled surround and hearth, together with a traditional picture rail. A glazed door leads through to the hallway and onward into the kitchen/breakfast room.

The kitchen/breakfast room is generously proportioned, fitted with a range of wall, base and drawer units with work surfaces and an inset stainless steel sink. Windows to the side and rear provide excellent natural light and views over the garden, while a side door offers direct outdoor access. There is ample space for a large dining table, creating a wonderful family-focused room at the heart of the home.

To the first floor, the spacious landing benefits from a side window and leads to three well-proportioned bedrooms, along with a family bathroom.

### Outside

The rear garden extends to approximately 90 feet and enjoys a sunny orientation, providing an excellent outdoor space for both relaxation and entertaining. Predominantly laid to lawn, the garden is complemented by two mature apple trees

and well-established borders, creating a pleasant and private setting. Towards the far end of the garden, a patio area provides a secluded spot to enjoy the late summer sun. A large garden shed is positioned to the rear, while a pathway runs along the side of the property, giving convenient access to the kitchen and continuing through to the front of the house.

### Allocated Parking

The property further benefits from off-road car parking, accessed via Church Close.

### Location

Slade Road is one of Portishead's most established and sought-after residential addresses, known for its handsome period homes, mature surroundings and exceptional convenience. Positioned just moments from the High Street, the road offers a rare balance of tranquillity and accessibility. Residents enjoy immediate access to independent shops, cafés and everyday amenities, while nearby green spaces and coastal walks provide a natural extension to daily life. The road has long been favoured by families and professionals alike, drawn to its character, central setting and strong sense of community. Living on Slade Road means enjoying the very best of Portishead within comfortable walking distance.

Set on the edge of the Severn Estuary, Portishead is a thriving coastal town offering an enviable blend of waterside living, countryside access and excellent connectivity. The town has evolved into one of North Somerset's most desirable locations,

centred around its vibrant marina with a selection of waterside restaurants, cafés and leisure facilities. The traditional High Street complements this with independent retailers, national brands and essential services, creating a well-rounded and convenient town centre. Portishead is particularly well regarded for its schooling, open spaces and active community life. Coastal paths, nature reserves and nearby countryside offer exceptional opportunities for walking, cycling and outdoor pursuits. For commuters, the town provides straightforward access to the M5 motorway and Bristol city centre, making it an attractive base for those working in the region. Bristol Airport is also within comfortable reach. Combining coastal charm with modern infrastructure and a strong community spirit, Portishead continues to be one of the most desirable places to live in North Somerset.

### Property Information

Tenure: Freehold.

Services: Mains electricity, gas, water and drainage are connected.

Heating: Gas-fired central heating.

Broadband: Superfast broadband is available in the area (Ofcom). Interested parties are advised to make their own enquiries regarding specific providers and connection speeds.

Mobile Coverage: Mobile signal is generally available indoors and outdoors with most major providers (Ofcom).

Local Authority: North Somerset Council.

Council Tax Band: E

Viewing: Strictly by appointment through the selling agent.



- Semi Detached Family Home
- Two Reception Rooms
- Off Road Parking
- Three Double Bedrooms
- Sunny Aspect Rear Garden
- Prime Central Location
- Character Features
- Approx 1400 Sq.Ft
- Rarely Available





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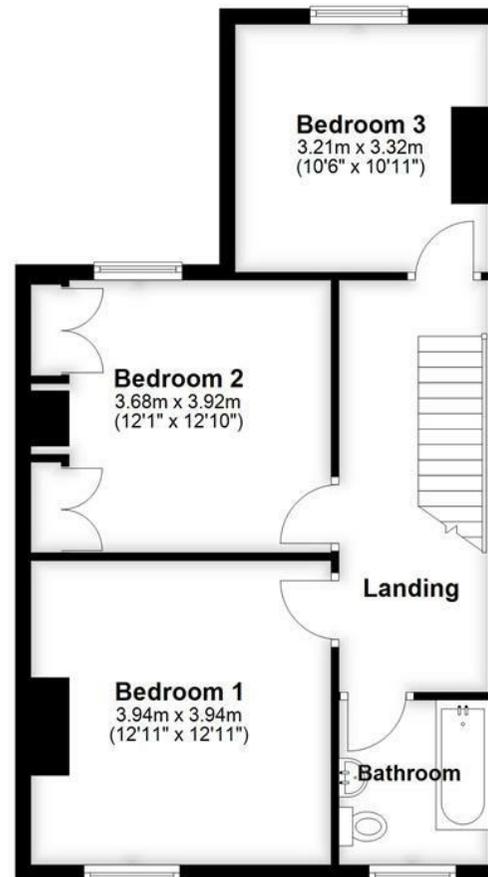
### Ground Floor

Approx. 73.5 sq. metres (791.4 sq. feet)



### First Floor

Approx. 57.0 sq. metres (613.7 sq. feet)



Total area: approx. 130.5 sq. metres (1405.1 sq. feet)

## HENLEAZE

156 Henleaze Road  
Henleaze BS9 4NB  
henleaze@goodmanlilley.co.uk

0117 213 0777

## PORTISHEAD

36 High Street  
Portishead BS20 6EN  
sales@goodmanlilley.co.uk

01275 430 440

## SHIREHAMPTON

9 High Street  
Shirehampton BS11 0DT  
shire@goodmanlilley.co.uk

0117 213 0333

## LETTINGS

lettings@goodmanlilley.co.uk

01275 299 010

0117 213 0101

## LAND & NEW HOMES

156 Henleaze Road  
Henleaze BS9 4NB  
LNH@goodmanlilley.co.uk

0117 213 0151



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