



554 Portway, Shirehampton, BS11 9QG

£385,000

GOODMAN
& LILLEY



THE INDEPENDENT SALES, LETTINGS & LAND AGENTS

554 Portway, Shirehampton, BS11 9QG

Offering for sale this spacious, extended four-bedroom semi-detached family home, ideally positioned along the ever-popular Portway in the heart of Shirehampton. Perfectly placed for easy access to a wide range of local amenities, including shops, highly regarded schools, parks, and excellent transport links into Bristol city centre and beyond, this impressive home offers the perfect blend of space, convenience, and versatility for modern family living.

Having been owned by the same family for many years, the property has been thoughtfully extended to create generous and flexible accommodation arranged over two floors. The home now benefits from four well-proportioned bedrooms, including the additional extended bedroom, making it perfectly suited to growing families or those seeking extra space for home working or guests.

Internally, the property boasts two bright and welcoming reception rooms, ideal for both relaxing and entertaining, along with two shower rooms that provide added practicality for busy households. A separate utility room further enhances the functionality of the home, while the well-balanced layout offers a comfortable flow throughout. Externally, the property continues to impress with raised rear gardens providing a wonderful outdoor space for family enjoyment, summer entertaining, or simply relaxing in a private setting. To the front and side, there is the added benefit of two garages and off-street parking, offering convenience and valuable additional storage.

This is a great opportunity to acquire a substantial and well-loved family home in one of Shirehampton's most sought-after residential locations. Offered to the market with No onward chain, the property presents excellent potential for its next owners to move straight in while also offering scope to personalise over time and create a truly long-term family home.

Tenure: Freehold

Local Authority: Bristol Council

Council Tax Band: C

Services: Mains Water, Drainage, gas and Electric.

- Four-bedroom semi-detached family home
- Conveniently close to local schools, shops, and amenities
- Extended to the side, offering additional living space
- Ideal for growing families or buyers needing extra storage and parking
- Sought-after Portway location with No Onward Chain
- Shower Room, Wet Room and Utility Room
- Two garages plus two off-road parking spaces
- Raised rear gardens with elevated seating and outdoor space

Porch

Entrance via porch with door leading to hallway

Entrance Hall

Stairs rising to first Floor

Living Room

12'10" x 13'4"

uPVC double glazed bay window to front aspect, fireplace, opening to dining room

Dining Room

11'2" x 13'4"

Radiator, sliding patio doors leading into utility room

Utility Room

7'7" x 4'4"

Window to rear aspect, work tops, door leading to the rear garden

Wet Room

6'11 x 5'9

Low level wc, wash hand basin, shower

Kitchen

11'2" x 7'5"

Window to rear aspect, fitted with a range of wall and base units with roll top work surfaces over. Gas hob with extractor over, electric oven, stainless steel sink with mixer tap over, plumbing for washing machine.

WC

Low level wc, wash hand basin

First Floor Landing

Access to loft space,

Bedroom 1

19'0" x 8'11"

Windows to front and rear aspect, radiator.

Bedroom 2

12'4" x 12'7"

Bay window to front aspect, fitted wardrobes, radiator

Bedroom 3

10'6" x 12'10"

Window to rear aspect, radiator, fitted cupboards

Shower Room

7'11 x 7'4

Window to front aspect, double shower enclosure, low level wc, pedestal sink.

Bedroom 4

10'6" x 7'5"

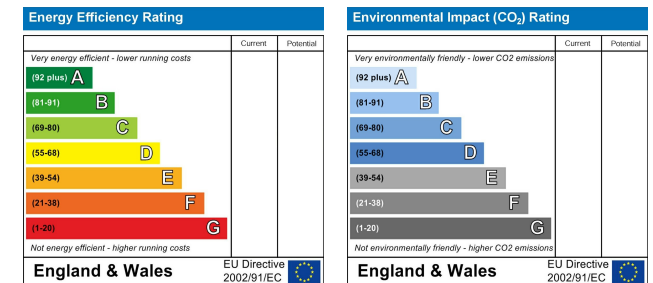
Window to rear aspect, radiator, Combi-Boiler

Gardens

There are raised gardens to the rear that are mainly laid to lawn and are enclosed by fencing.

Garage and Parking

There are 2 garages to the side and rear. The rear garage is useful to add as a workshop and is accessed via the rear garden. There is parking to the front for 2 cars.



Bristol

9 High Street, Shirehampton

Bristol BS11 0DT

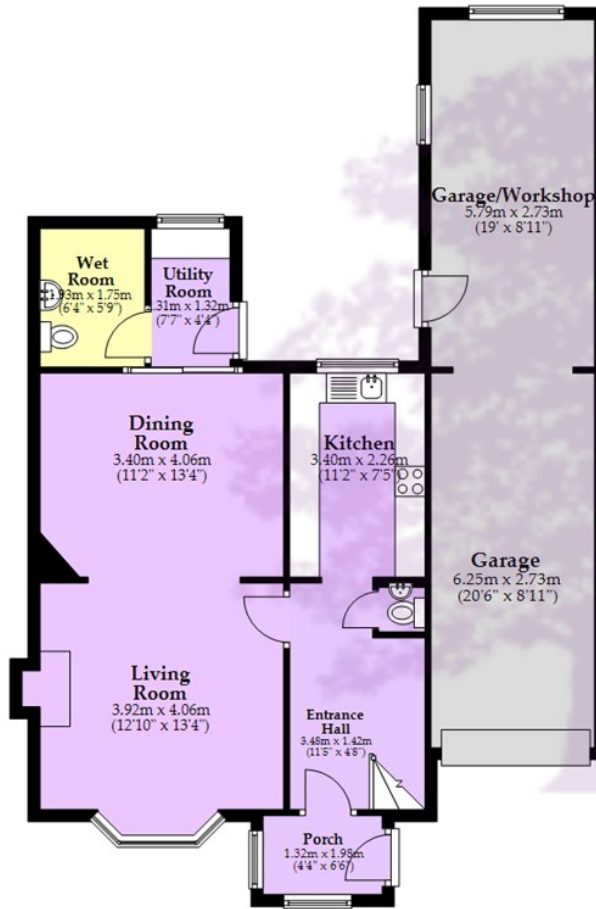
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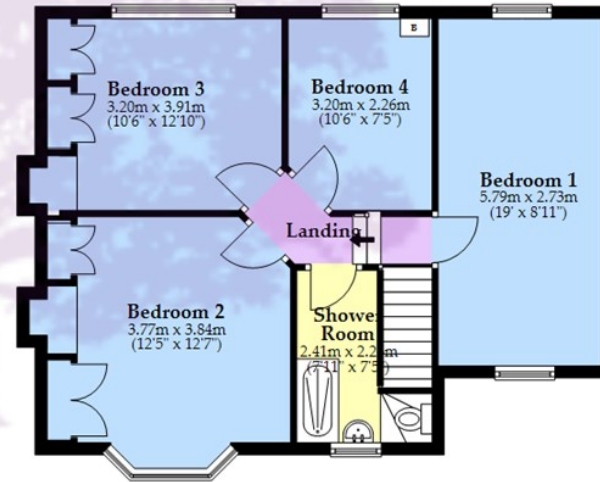
Ground Floor

Approx. 87.0 sq. metres (935.9 sq. feet)



First Floor

Approx. 62.1 sq. metres (668.2 sq. feet)



Total area: approx. 149.0 sq. metres (1604.1 sq. feet)

Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.

Plan produced using PlanIt.



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