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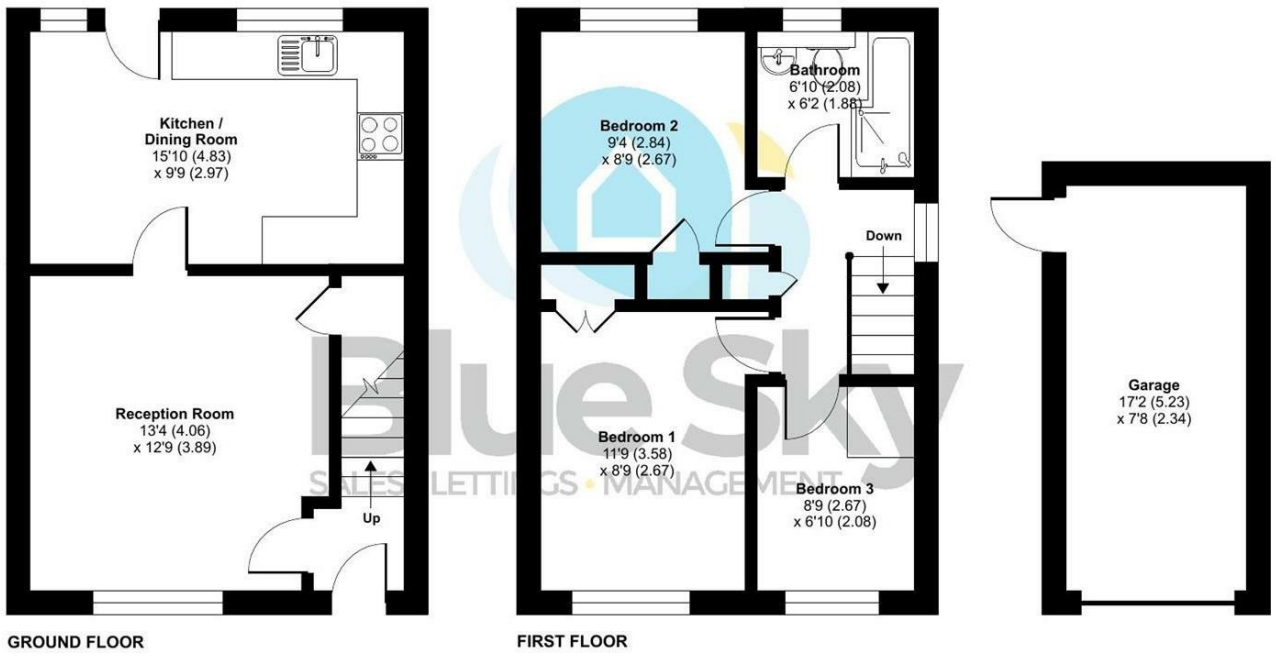
18 Fox Court, Longwell Green, Bristol, BS30 7DN

Offers In Excess Of £325,000



Fox Court, Longwell Green, Bristol, BS30

Approximate Area = 750 sq ft / 69.7 sq m
Garage = 132 sq ft / 12.2 sq m
Total = 882 sq ft / 81.9 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Blue Sky Property Solutions Ltd. REF: 1530399

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Like what you see?

Get in touch to arrange a viewing;

t: 0117 9328165
info@bluesky-property.co.uk
28 Ellacombe Road, Bristol, BS30 9BA

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The Important Bit!

We have carefully prepared these particulars to provide you with a fair and reliable description of the property. However, these details and anything we've said about the property, are not part of an offer of contract, and we can't guarantee their accuracy. All measurements given are approximate and our floorplans are provided as a general guide to room layout and design. Items shown in photographs are NOT included in the sale unless specifically mentioned, however they may be available by separate negotiation. We haven't tested any of the services, appliances, equipment, fixtures or fittings listed, or asked for warranty or service certificates, so unless stated they are offered on an 'as seen' basis. We recommend you carry out your own independent checks to satisfy yourself as to their working order and condition, prior to exchange of contracts. Please also be aware that if services have been switched off/disconnected/drained down, reconnection charges may apply. If you wish to express an interest in this property or make a formal offer, you need to come through us for all negotiations. Intending purchasers will be asked to provide proof of their ability to fund the purchase and identification to comply with money laundering regulations and we ask for your co-operation in order to avoid delay in agreeing the sale.



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Council Tax Band: C | Property Tenure: Freehold

CUL-DE-SAC LOCATION! Nestled in the small cul-de-sac of Fox Court, Longwell Green, Bristol, this charming semi-detached house presents an excellent opportunity for families and professionals alike. With three well-proportioned bedrooms, this property offers ample space for comfortable living. The inviting hall leads you into a spacious lounge, perfect for relaxation or entertaining guests. The kitchen/diner is a delightful area, ideal for family meals and gatherings. The house is well presented throughout, ensuring a warm and welcoming atmosphere. The bathroom is conveniently located, serving the needs of the household with ease. Outside, you will find a good size rear garden, providing a lovely outdoor space for children to play or for gardening enthusiasts to cultivate their green fingers. Parking is a breeze with space for two cars, along with the added benefit of a garage. The property is conveniently situated close to local amenities, ensuring that shops, school and recreational facilities are just a short distance away. Additionally, the nearby ring road connections make commuting to Bristol and beyond straightforward. In summary, this semi-detached house in Fox Court is a well-rounded property that combines comfort, convenience and a pleasant community atmosphere. It is an ideal choice for those seeking a family home in a desirable location.





Entrance Hall
Double glazed door to front, radiator, stairs to first floor landing.

Lounge
13'4 x 12'9 (4.06m x 3.89m)
Double glazed window to front, radiator, coved ceiling, under stairs storage housing fuse board and light.

Kitchen/Diner
15'10 x 9'9 (4.83m x 2.97m)
Two double glazed windows to rear, double glazed door to rear, wall and base units with worktops over, tiled splash backs, wall unit housing gas combination boiler, tile effect flooring, space for tumble dryer, one and a half bowl sink and drainer, radiator, space for washing machine, space for dishwasher, space for fridge/freezer, gas hob, double electric oven, cooker hood.

First Floor Landing
Double glazed window to side, storage cupboard.

Bedroom One
11'9 x 8'9 (3.58m x 2.67m)
Double glazed window to front, radiator, built-in wardrobe.

Bedroom Two
9'4 x 8'9 (2.84m x 2.67m)
Double glazed window to rear, radiator, built in wardrobe.

Bedroom Three
8'9 x 6'10 (2.67m x 2.08m)
Double glazed window to front, radiator, loft access (with drop down ladder, boarding, Velux window and light).

Bathroom
6'10 x 6'2 (2.08m x 1.88m)
Double glazed window to rear, heated towel rail, vanity wash hand basin, W.C, extractor fan, enclosed bath with shower over, shower screen, shaver point, tiled walls, tile effect flooring, mirror with light.

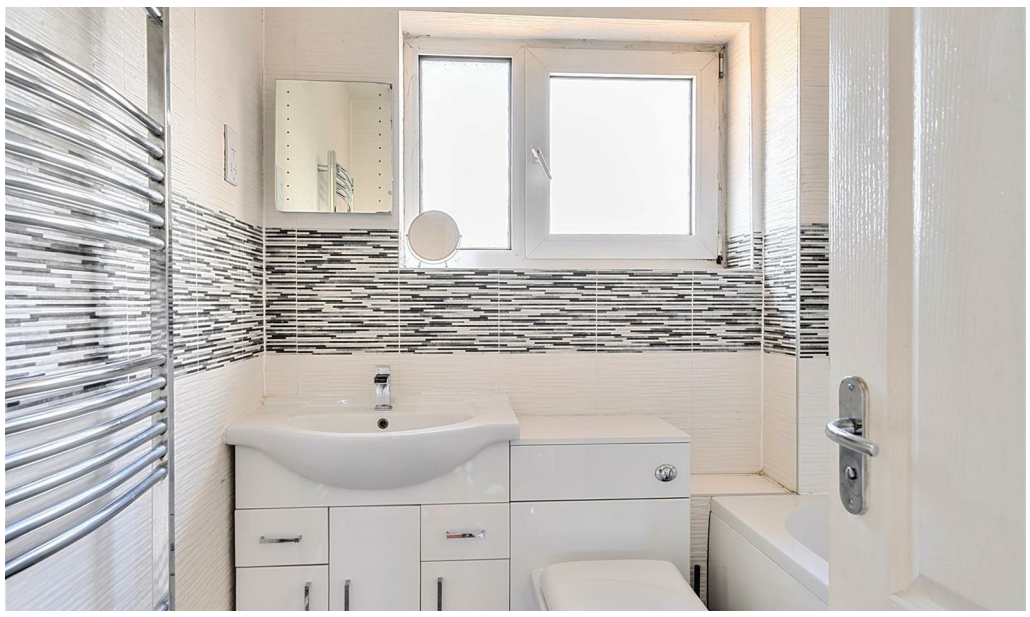
Front Garden
Canopy over front door, laid to lawn, gravel.

Rear Garden
Side gate to front, outside tap, patio area, lawn area, rear patio, pergola, gravel, outside power, boarder of plants, door to garage.

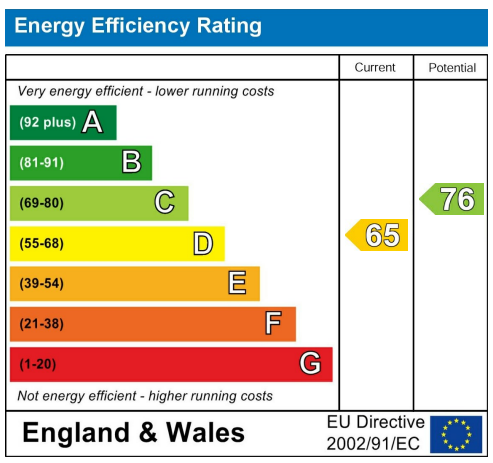
Garage
17'2 x 7'8 (5.23m x 2.34m)
Up and over door to front, window to rear, door to side, power and light, security light to front of garage.

Driveway
Driveway tandem parking for two cars, side gate to rear garden, gas and electric meters.

Agent Note
Should you decide to make an offer on this property, we'll need to complete some standard Anti-Money Laundering (AML) checks as part of the buying process, in line with HMRC regulations. To make this as straightforward as possible, we work with our trusted compliance partner, Coadjute, who carry out these checks on our behalf. There is a fee for this service, which will be payable if you choose to proceed with your offer.









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