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For Sale 0117 949 9000

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15 BELL BARN ROAD
STOKE BISHOP, BRISTOL, BS9 2DA
Guide Price £995,000

A naturally bright, spacious & stylishly extended five bedroom, 2 bathroom 1930's semi-detached house with ample off street parking and a garage to the rear that has been converted into a one bedroom annexe.

Summary

Attractively presented throughout, this property offers a family friendly layout with semi open plan kitchen/diner/lounge that has undergone a complete high specification refurbishment in the past few years.

The fully fitted kitchen has plenty of wall & base units for storage and features a panoramic window overlooking the rear garden, allowing plenty of natural light. There are LED lights under the Dekton worktop and shelves and appliances include a Miele oven and steam oven, integrated dishwasher, Quooker boiling water tap & soap dispenser. There is also an island and space for an American fridge freezer.

The generous rear extension featuring a fabulous open-plan kitchen/dining/family space, utility room and a cosy living room with log burner. The entrance hallway is large with under stairs cloakroom.

Upstairs there are four bedrooms on the first floor and a good sized family bathroom with bath and separate shower cubicle. The master bedroom is provided courtesy of a large loft conversion which has its own en suite shower room and range of fitted wardrobes and eve storage. The annexe is ideal for use as a granny annexe or people working from home providing an open plan lounge/kitchen, bedroom with double glazed French doors onto the garden plus a shower room.

The rear garden enjoys a south easterly aspect and is well stocked with shrub borders and has trees to the rear boundary providing privacy. There is a decked area next to the house with central lawn area and a good size timber shed with decked area in the far corner behind the annex. Off street parking for several cars is available to the front of the house.

Local Schools

Stoke Bishop Church of England Primary School approx. 0.76km

Sea Mills Primary School approx.1km

Elmlea Junior School approx. 1.2km

Location

Stoke Bishop is a leafy green suburb in the North of Bristol and is a popular area especially amongst families. There are local shops within close proximity including a Tesco and Co-op. There are both state and independent local schools including Stoke Bishop C of E Primary School. There is easy access to the City Centre, Cribbs Causeway and the M4/M5 motorway networks.

Directions

From the Maggs & Allen office on Northumbria Drive, turn right onto North View. At the roundabout, take the second exit onto Parrys Lane. Turn right onto Coombe Lane, turn left onto Bell Barn Road.





15 Bell Barn Road, Bristol, BS9 2DA
 Approx. Area 2530 Sq.Ft - 235.0 Sq.M



For illustrative purposes only. Not to scale.

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.
 Floor plan produced by Energy Plus.



- An immaculate & spacious semi-detached property
- 5 Bedrooms
- Open Plan Kitchen/Diner/Lounge
- Off street parking
- Annexe

Guide Price: £995,000

Tenure: Freehold

Council Tax Band: F

EPC Rating: E

Local Authority: Bristol City Council

Viewing: By appointment only.

Contact Us: 0117 949 9000

Important Notice: This information was provided at the time of instruction and may be incorrect or liable to change.

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