



MAGGS
& ALLEN

47 PARKSIDE GARDENS

STAPLETON, BRISTOL, BS5 6UA

Offers In The Region Of £325,000

Offered with no onward chain comes this three-bedroom end-terrace property with off-street parking, situated on a quiet cul-de-sac in Stapleton surrounded by beautiful green spaces.

Property Description

Entering in the ground floor via the hallway, you will find a front kitchen/breakfast boasting a large window that fills the room with natural light, fitted with a range of matching base and wall-mounted units. Adjacent is the living room, which features a conservatory extension with garden views.

The first floor hosts two double bedrooms, a single bedroom, and a three-piece bathroom comprising WC, basin and bath with shower over. Additionally from the first floor is access via ladder to a boarded loft, meaning there is potential for a loft conversion subject to necessary planning permission.

The property further benefits from off-street parking and a tiered rear garden that features a range of mature shrubs and trees, benefitting from a south-westerly facing aspect.

Whilst in need of updating, the property offers a superb location surrounded by green spaces and the opportunity to put your own stamp on it. Offered with no onward chain.

Location

With swift access to the M32 for reaching Bristol City Centre and excellent transport links including local bus services and Stapleton Road Train Station, this location is incredibly convenient. Eastville Park, offering a connection to the scenic Frome Valley walkway, is just a short distance, perfect for dog owners. The popular Eastgate Retail Park, featuring amenities like Tesco and Ikea, is also within easy reach.

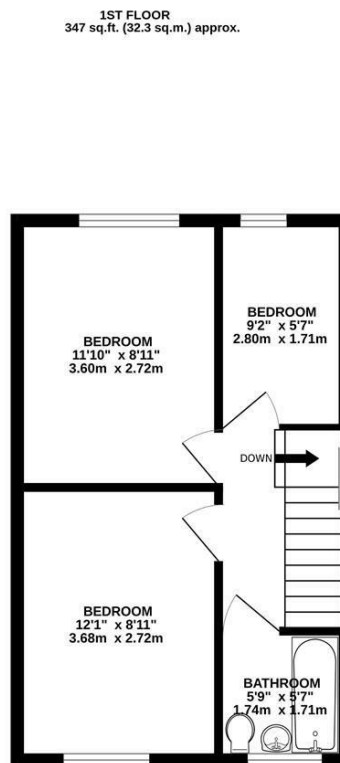
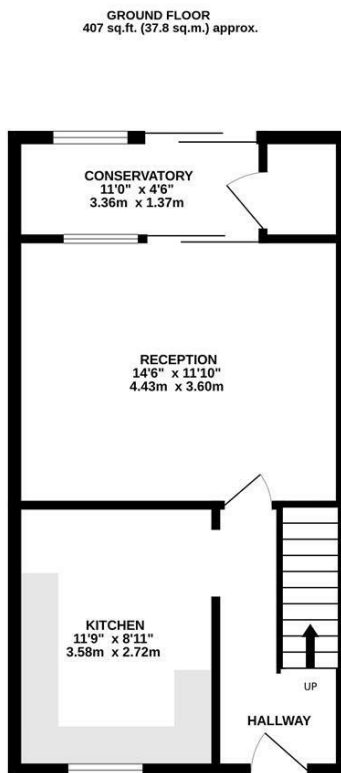
Schools

Glenfrome Primary School - Distance: 0.08 miles

Fairfield High School - Distance: 0.47 miles

Collegiate School - Distance: 0.37 miles





TOTAL FLOOR AREA : 755 sq.ft. (70.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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- Three-bedroom end-terrace
- Off-street parking
- Conservatory to rear
- Garden with mature trees and shrubs
- Located in a convenient, quiet cul-de-sac location with green spaces in close proximity
- In needs of updating
- No onward chain

Guide Price: £325,000

Tenure: Freehold

Council Tax Band: B

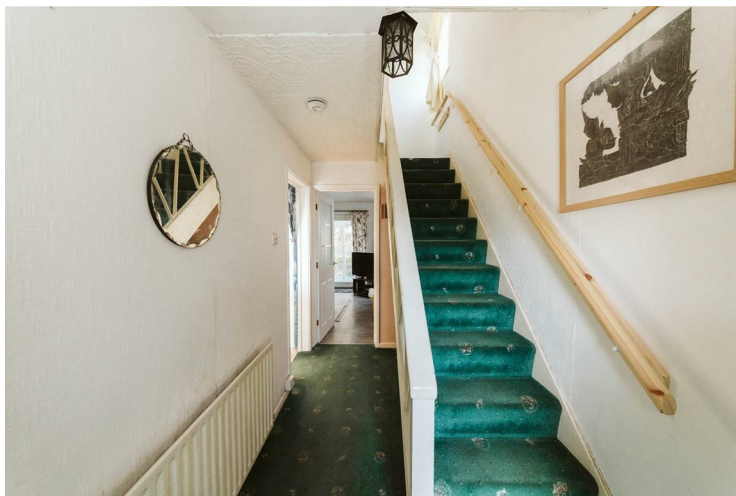
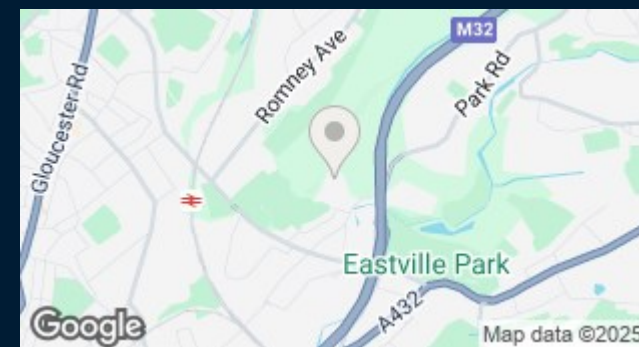
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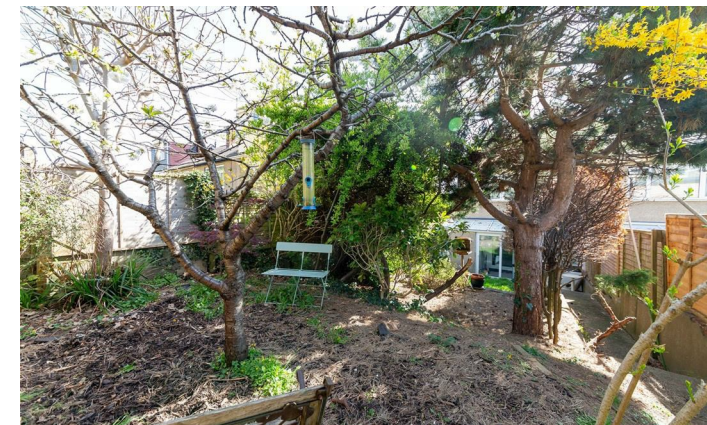
Local Authority: Bristol City Council

Viewing: By appointment only.

Contact Us: 0117 949 9000

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