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49 Greenbank Avenue West, Easton, Bristol, BS5 6EP

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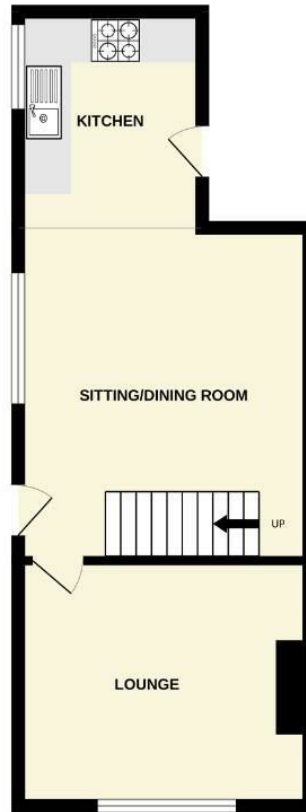
£350,000

****Corner House with Rear Access & Bike Store!**** Sitting between Easton & Greenbank making this location ideal with two pocket parks at the end of the road along with the Greenbank Pub. St Marks Road at the other end for all the fresh food stores and train station. Internally the front door opens into a large open plan kitchen diner sitting room ideal for entertaining with wooden staircase turning up to the first floor over the cosy lounge complete with wood burner. The garden is secluded and has gate access out to Cartledge Road. There is a handy wooden bike store in the front garden. Upstairs boasts two large double bedrooms and big four piece bathroom. Please make contact to have a look inside.

- Corner End Terrace House
- Rear Secluded Garden with Gate Access
- Wooden Bike Store to Front Garden
- Large Central Family/Entertaining Room
- 76 Square Meters - EPC D
- Cosy Lounge with Wood Burner
- Large Double Bedrooms
- First Floor Four Piece Bathroom
- Ideal Easton Greenbank Location
- Local Eateries on the Doorstep

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GROUND FLOOR

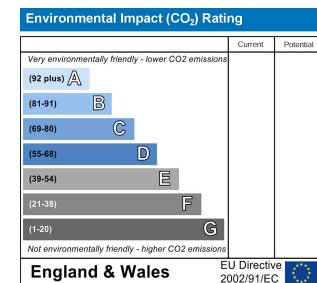
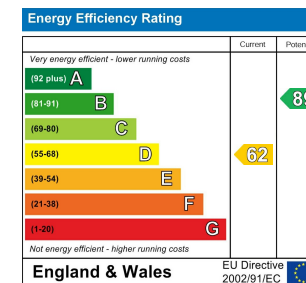


1ST FLOOR



2 BED END TERRACE

While 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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Front Door

uPVC door to the side of the house opening into..

Sitting Dining Room

13'3" x 7'9"

Large versatile central room with ample space for lounge and dining furniture, radiator, double glazed window to side, wooden staircase to first floor, under stairs storage space, door into lounge and opening into..

Kitchen

8'7" x 7'9"

Wall and base units with work surface over, sink and drainer, fitted oven and hob with extractor fan over, tiled splash backs, space for washing machine, wood folding shelf for further surface space. wall mounted combination boiler for heating, double glazed window to side, door to garden

Lounge

12'5" x 10'5"

Double glazed window to front, fitted wood burner on stone hearth, radiator

Stairs

Exposed varnished wooden stair case leading to first floor landing with window to side and doors to..

Bedroom One

10'5" x 10'0"

Double glazed window to front, shelving and rail to alcoves, radiator

Bedroom Two

9'10" x 7'6"

Double glazed window to rear, storage alcove, radiator

Bathroom

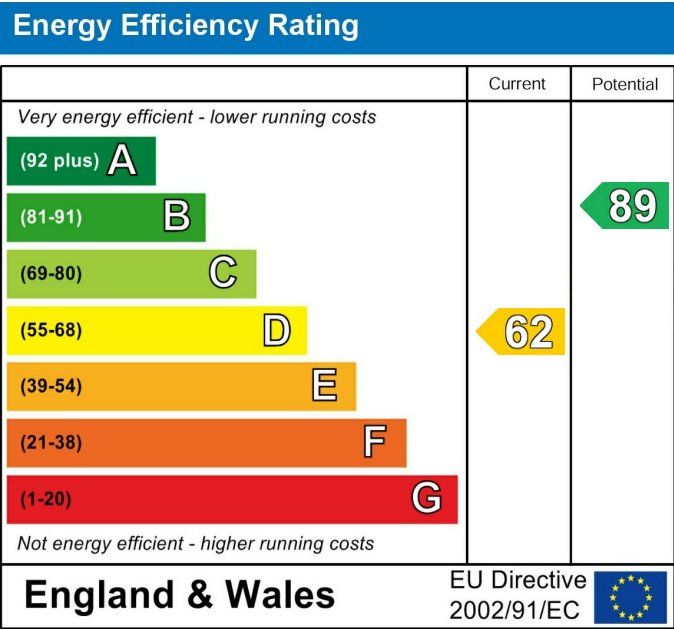
8'11" x 7'6"

Four piece white suite comprising wc, wash hand basin, shower cubicle, bath, tiled splash backs, radiator, double glazed window to side

Gardens

Front garden with wooden bike store and bin storage space

Rear garden with gate access to Cartledge Street, patio seating area, stone area, flower beds



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

