



15 The Glen

Yate, Bristol, , BS37 5PR

£300,000

Property Features

- Semi-detached house
- Two bedrooms
- Conservatory
- Gas central heating
- Double glazing
- Tandem off-street parking
- Good order throughout
- Easy access to Yate Shopping Centre and nearby facilities
- Patio, deck and lawned rear garden
- No chain

Full Description

ENTRANCE

Via a part opaque double glazed door into:

HALL

Stairs to first floor, radiator, door into:

LIVING ROOM

13' 8" x 10' 2" (4.17m x 3.1m)

Wooden fireplace housing a pebble effect electric fire, double glazed window to front, radiator.

KITCHEN / DINING ROOM

13' 3" x 8' 2" (4.04m x 2.49m)

Gloss fronted wall, base and drawer units with roll edge work surfaces and tiled surround, built-in 'Zanussi' electric oven and gas hob with stainless steel extractor chimney over, 1 1/2 bowl single drainer sink unit with mixer tap, space for washing machine and fridge/freezer, double glazed window to rear, understairs store cupboard, radiator, part opaque double glazed door into:

CONSERVATORY

12' 4" x 8' 0" (3.76m x 2.44m)

Brick and upvc construction with double glazed windows overlooking the rear garden, polycarbonate roof and vent window, double glazed door leading to the rear garden radiator.

LANDING

Access to roof space

BEDROOM ONE

12' 7" x 10' 2" (3.84m x 3.1m)

Wall-to-wall built-in wardrobes that also houses a wall mounted gas fired boiler, double glazed window to front,



radiator.

BEDROOM TWO

9' 4" x 6' 9" (2.84m x 2.06m)

Double glazed window to rear, radiator.

SHOWER ROOM

White suite, corner shower cubicle, vanity wash hand basin, w.c., shaver point, extractor fan, radiator, opaque double glazed window to rear.

OUTSIDE

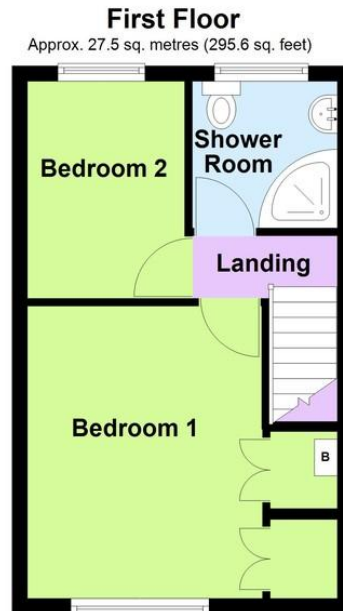
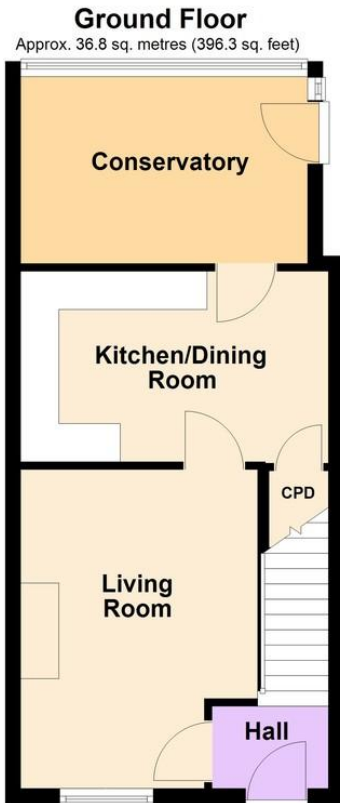
REAR GARDEN

A patio area to the immediate rear of the property has two steps rising to a lawned garden with a separate decked area, lap fence surround, cold water tap, side gate.

PARKING

Tandem parking space to the front/side of the property for 2/3 cars.





Total area: approx. 64.3 sq. metres (691.9 sq. feet)

This plan is for illustrative purposes only. Whilst every care has been taken to ensure the accuracy of the floorplan, measurements, door/window positions and rooms are approximate and no responsibility is taken for any error/omissions
Plan produced using PlanUp.

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Unit 2 Rounceval
Mews
Rounceval Street
Chipping Sodbury
Bristol
BS37 6AS

www.bundyandbond.co.uk
info@bundyandbond.co.uk
01454 540200

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