

172b Ashley Down Road, Bristol

£525,000

172b Ashley Down Road

Bristol

- Built in 2014
- Arranged across four floors
- Lounge
- Kitchen/diner
- Three double bedrooms
- Family bathroom, En-suite shower room and ground floor W/C
- French doors lead to rear garden
- Garage and off street parking
- Close to Brunel Fields and Sefton Park Primary Schools
- 1361.20 sqft

Built in 2014 and thoughtfully arranged across four well-proportioned floors, this impressive three-bedroom terraced home offers a superb blend of contemporary style, practical family living and flexible accommodation.

Extending to approximately 1,361 sq ft, the property welcomes you via an inviting entrance hall, leading to a versatile garden room. Perfect as a home office, playroom or boot room, this bright space benefits from French doors opening directly onto the beautifully landscaped rear garden. A convenient ground floor WC completes this level.

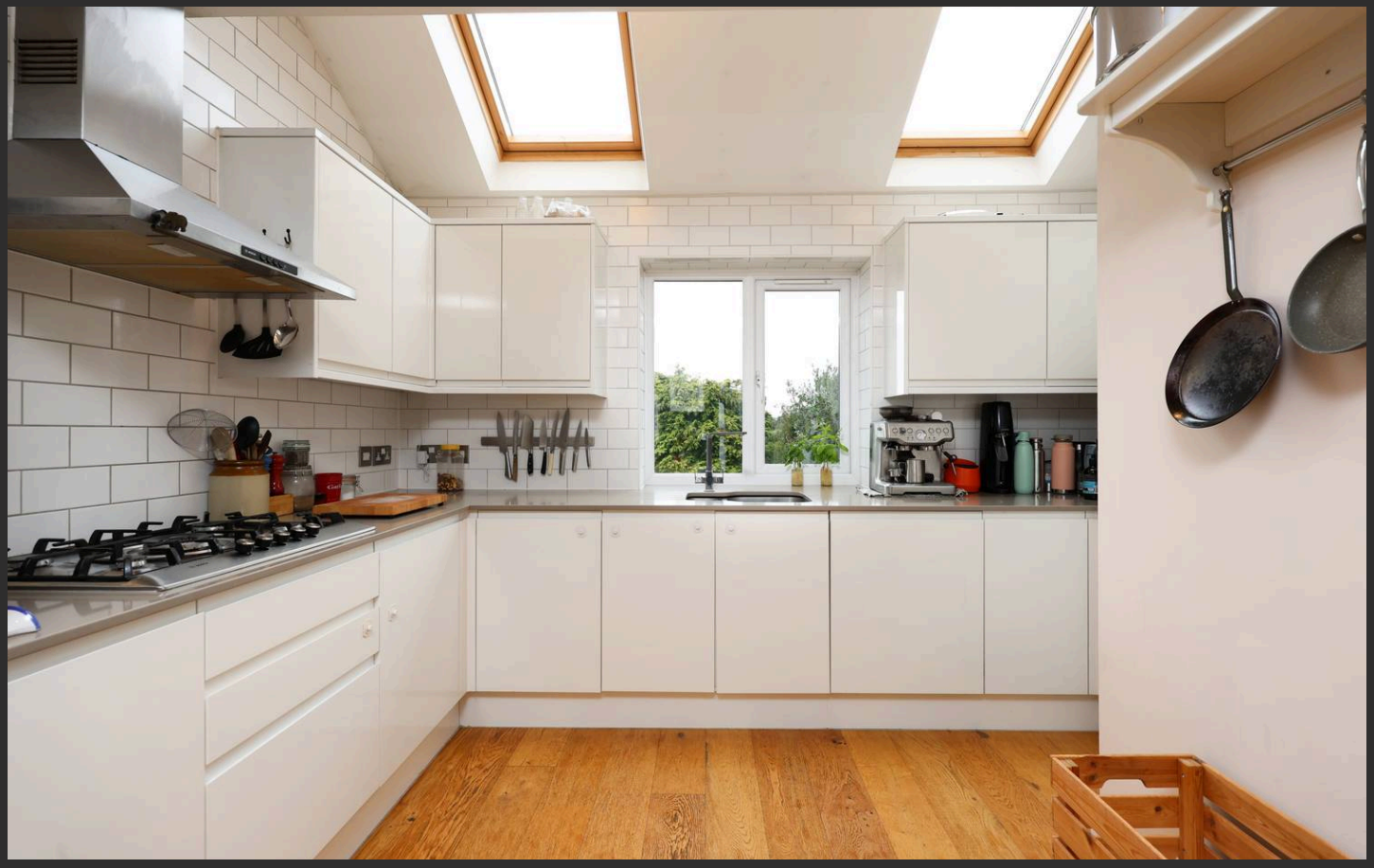
The first floor provides the heart of the home. To the front is a generous lounge, offering an ideal space to relax or entertain, while to the rear a stylish kitchen/dining room is fitted with high-quality wall and base units, complemented by generous work surfaces. A rear-facing window and two skylights flood the room with natural light, creating a bright and welcoming setting for everyday family life and







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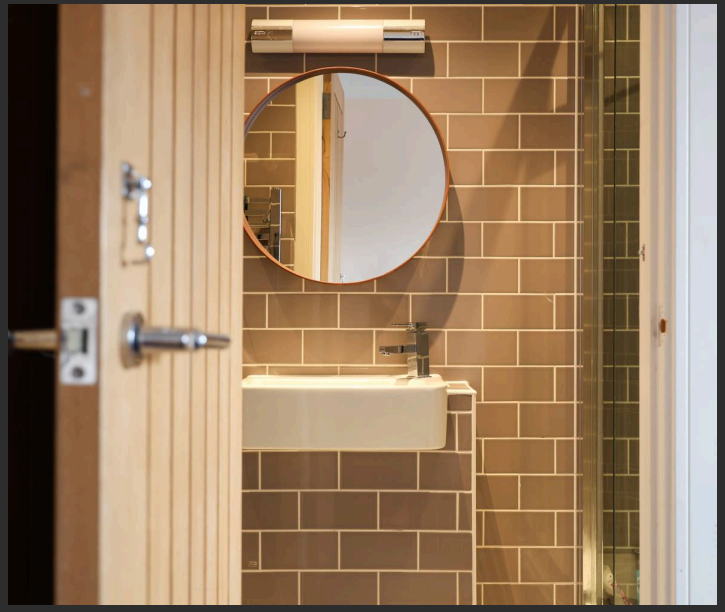






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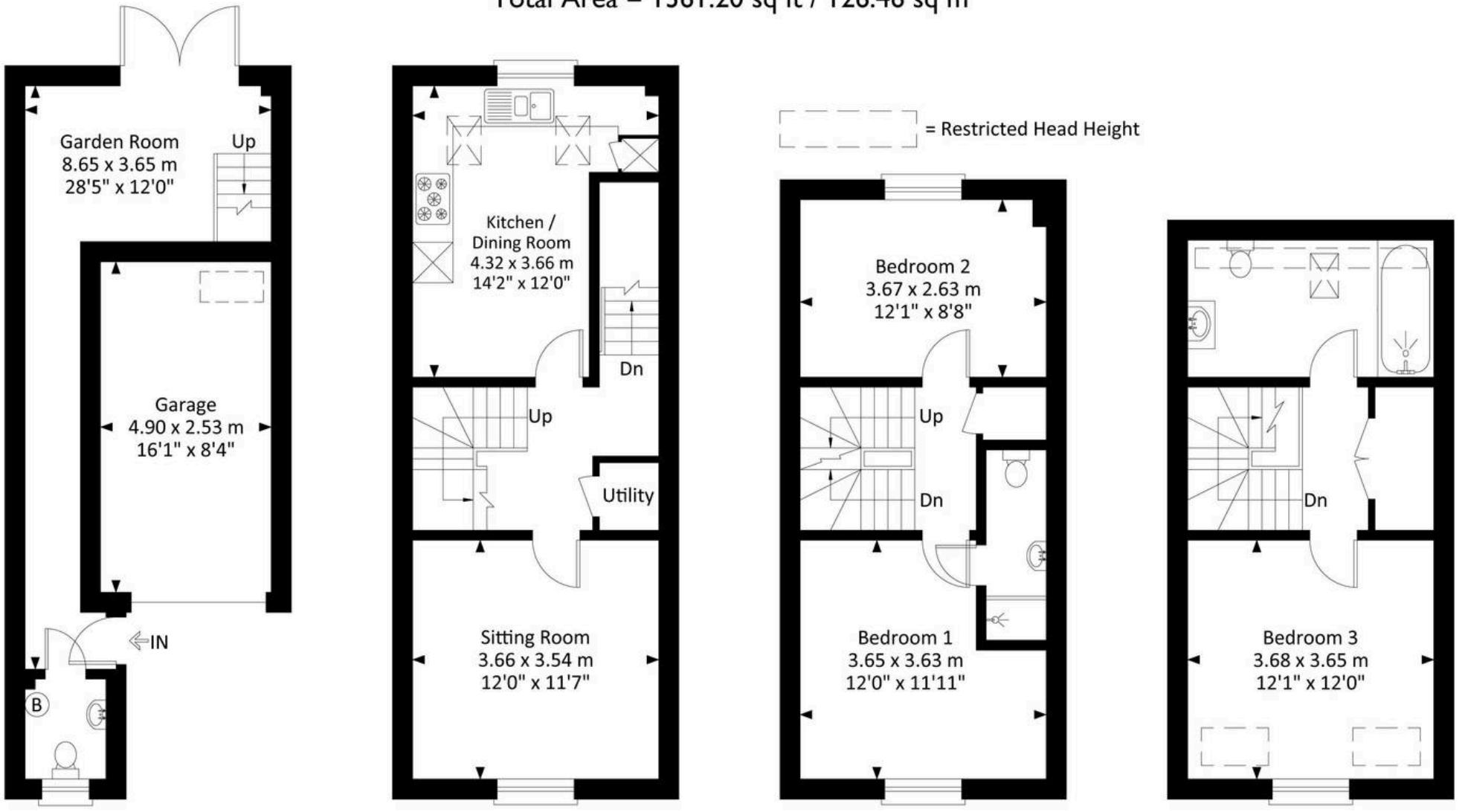






172B Ashley Down Road, Ashley Down, Bristol, BS7 9JZ

Approximate Gross Internal Area = 1227.73 sq ft / 114.06 sq m
Garage Area = 133.47 sq ft / 12.40 sq m
Total Area = 1361.20 sq ft / 126.46 sq m



Ground Floor | First Floor | Second Floor | Third Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

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