56 Firework Close, Kingswood, Bristol, BS15 4LU

£380,000 Freehold

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- Spacious family home with extensive outdoor space
- Backs onto a delightful stream
- Three double bedrooms
- Lounge with wood-burning stove
- Spacious dining room with kitchen leading to conservatory
- Utility room and downstairs WC
- Large family bathroom with separate bath and shower
- Front garden and wraparound rear garden
- Garage with driveway parking
- Early viewing highly recommended



Porch

Living Room
14'11" x 11'10" (4.56m x 3.62m)

Diner/Kitchen
27'5" x 11'9" (8.36m x 3.59)

Conservatory
8'10" x 8'2" (2.71m x 2.49m)

Utility Room
8'3" x 6'1" (2.52m x 1.86m)

WC
5'5" x 2'11" (1.67m x 0.91m)

Landing

Bedroom
11'9" x 10'7" (3.60m x 3.23m)

Bedroom
10'5" x 9'8" (3.20m x 2.95m)

Bedroom
11'9" x 8'1" (3.59m x 2.48m)

Bathroom
8'8" x 7'7" (2.66m x 2.33m)

WC
5'7" x 7'7" (1.72m x 2.33m)

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.

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PROPERTY TYPE House - Semi-Detached

BEDROOMS 3

RECEPTION ROOMS 2

BATHROOMS 1

EPC RATING C

COUNCIL TAX BAND C





A spacious Home with lots of outside space backing on to a delightful stream, with it's own garage.

The ground floor features a lounge with wood burner, a spacious dining room leading to the kitchen and conservatory and a utility room and downstairs W/C. Upstairs the property features three double bedrooms, lots of internal storage and a large bathroom with bath and shower.

Externally, the property benefits a front garden, garage with driveway, wrap around garden leading to the rear of the house, and a separate area where the current owner grows vegetables. Situated in a peaceful cul-de-sac and conveniently located near local shops and transport, early viewing is recommended.









what the owners will miss

"We have been very Happy Living at Firework Close. It makes a lovely family home or for couples who like a lot of space. The size of the garden gives plenty of space for enjoying the summer sun which we will miss."



the location

Situated on the border of both Kingswood and Warmly, the location boasts the benefits of both areas. The surrounding neighbourhood offers a pleasant blend of residential quietude alongside convenient access to bustling high streets, local parks, and well-regarded schools. The property also backs onto the cycle path to bath. Bristol 7.8miles Bath 9.4miles

just a thought...

With three double bedrooms and lots of spacious living space, this could be an ideal family home.