



Whitley Mead, Stoke Gifford Bristol BS34 8XT

welcome to

Whitley Mead, Stoke Gifford Bristol

This fabulous end-terrace home is located in a delightful Stoke Gifford cul-de-sac offering a sense of serenity, together with easy access to numerous amenities including Parkway station. The property comprises parking, enclosed garden, light and stylish decor all alongside modern additions.

Whitley Mead Entrance

The attractive point of entry creates a pleasant feel even prior to going inside. The property boasts lawn space to the front and is set back within this desirable cul-de-sac. The private front door is set just beyond the covered/open porch with convenient additional exterior storage.

Hallway

The hallway instantly accentuates the feeling of size and space throughout. The well presented light and airy space leads onwards to all areas and offers direct views through to the garden. Finished with modern flooring which extends to the kitchen, cloakroom & hall cupboard, offering uniformity.

W.C

Convenient and well placed cloakroom with window to the side aspect, Well presented to include WC and basin.

Kitchen

8' 10" max x 7' 11" max (2.69m max x 2.41m max)
The well appointed and contemporary kitchen is again light and bright with a window to the front aspect offering a pretty outlook. Complete with modern flooring, fitted Bosch oven, sink with drainer, hob and extractor, The stylish cabinets in brilliant white provide generous storage and space for additional white goods. * The stand-alone fridge/freezer is included in the sale.

Living Room

15' 11" max x 14' 2" max (4.85m max x 4.32m max)
This very pleasant space offers very comfortable surroundings and a pleasing aesthetic to include the open staircase which maximises the available floorspace. Here we find superb light given the

garden facing windows and the associated peaceful garden outlook. * Garden access via glazed door.

Stairs Leading Upwards

The staircase is a feature in it's own right and finished to a good standard up toward the landing. Finished in a unified fashion with carpet running from the main living space alongside painted banister, spindles and full length handrail.

Landing

Again, well presented with matching/continuation of the carpet. Here leads to all areas and the auditorium style layout maximises the light and feeling of space.

Bedroom One

8' 5" max x 14' 1" max (2.57m max x 4.29m max)
Very well presented master bedroom with gorgeous light and complete with built-in storage. Finished in neutral colours to include fitted carpet.

Bedroom Two

9' 8" max x 6' 3" max (2.95m max x 1.91m max)
Again.....well presented as elsewhere with attractive views to the front aspect. Finished to the same high standard with neutral colour and fitted carpet.

Bedroom Three

9' max x 7' 7" max (2.74m max x 2.31m max)
The third and final bedroom follows suit and offers further flexibility.

Bathroom

6' 3" max x 5' 7" max (1.91m max x 1.70m max)
Very well presented three-piece bathroom with window to the side aspect. Modern and contemporary with plenty of natural light. Here has also been fitted with attractive flooring to

complement the brilliant white finish. Includes a wall mounted heater and extractor unit venting externally.

Exterior Garden

30' 11" max appx x 15' 7" max appx (9.42m max appx x 4.75m max appx)
Well presented garden with smart boundary and very convenient side access leading to the parking spaces. Complete with lawn, decorative gravel and raised decking to the rear side. The garden is primarily accessed from the main living space adding to the 'inside-outside' feel.

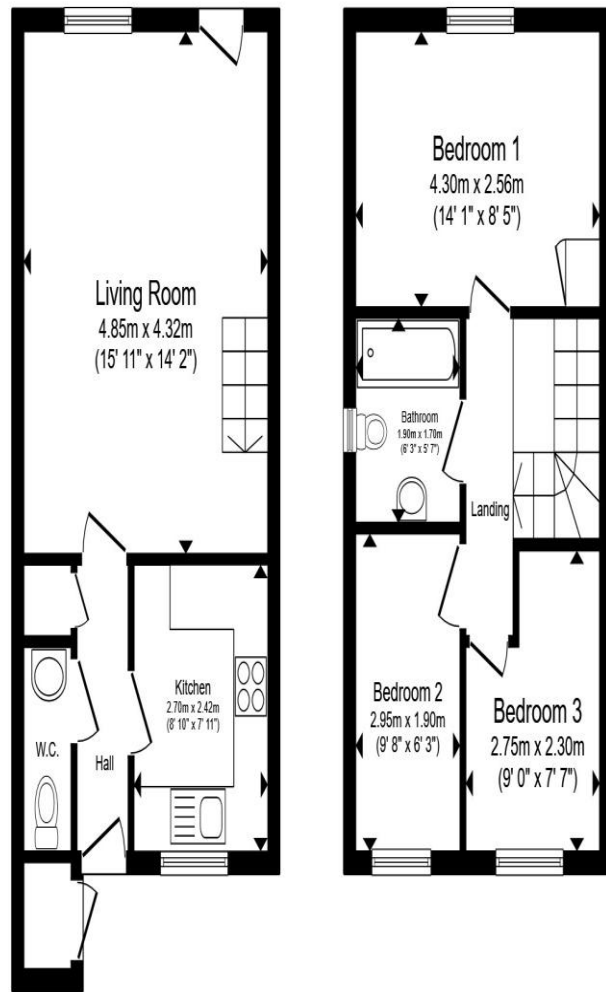
Parking

Parking to the side aspect.

Agents Notes

Being offered with no chain.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Ground Floor

First Floor

Total floor area 66.4 m² (714 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



welcome to
Whitley Mead,
Stoke Gifford Bristol

- Desirable End-Terrace Home with Parking - NO CHAIN
- Pretty Enclosed Rear Garden with Direct Access from the House
- Three Bedrooms, Family Bathroom and Additional Cloakroom WC
- Sought-After Stoke Gifford Location
- Additional Side Access / Light and Bright Throughout / Very Well Presented

Tenure: Freehold EPC Rating: C
Council Tax Band: C

£290,000



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Property Ref:
STG110173 - 0005

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