

Ocean property details Approval

Please check the details and images on the following pages carefully, they will form the content for our online and print marketing of your property.

Once you are completely happy, please sign and return the accompanying approval form and we'll get things moving.

Thank you

Property details:

A double bay fronted 3 bedroom mid terrace home on British Road in Bedminster. The property consists of a lounge, dining room , kitchen, 3 bedrooms, bathroom and finally a rear garden.

Why you'll love it...

A perfect step onto the property ladder this home is ready to move into but also has lots of potential to add your stamp on it. The property currently has a separate dining room and kitchen but could be a spacious kitchen/diner if the wall was removed.

Outside

The garden benefits from front and rear gardens. The private south facing garden has been made low maintenance, it has been laid with artificial grass, raised flowerbeds and decking to enjoy the sunshine on a summer's day.

Location

British Road is tucked away just off North Street where you can find all the local shops and restaurants. For scenic walks and other restaurants you can find Wapping Wharf close by. There is Greville Smyth Park, South Street Park and Ashton Court for local green space. Finally Southville Primary School, Ashton Gate Primary and Luckwell Primary Schools are all within easy reach.

We think...

The home currently benefits from a spacious bedroom in the loft within the current pitch however if extended further by creating a dormer to the rear it would make a fantastic master bedroom with en-suite.

Room By Room:

Lounge: Original floorboards, bay window, fireplace and shelving.

Dining Room: Stripped floorboards and door to rear garden.

Kitchen: Fitted kitchen with built-in appliances and space for free standing fridge/freezer and washing machine.

Bedroom 1: Double bedroom with bay window and feature fireplace.

Bedroom 2: Carpeted bedroom to the rear of the property with built-in storage.

Bathroom: A 3 piece suite with shower over bath.

Bedroom 3: Located within the loft with two large skylights and storage in the eaves.

Property images:

Image 1 (lead/cover)



Image 2



Image 3



Image 4



Image 5



Image 6



Image 7



Image 8



Image 9



Property images:

Image 10



Image 11



Image 12



Image 13



Image 14

Image 15

Image 16

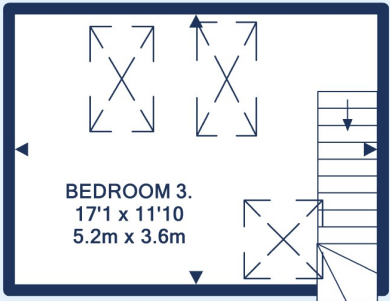
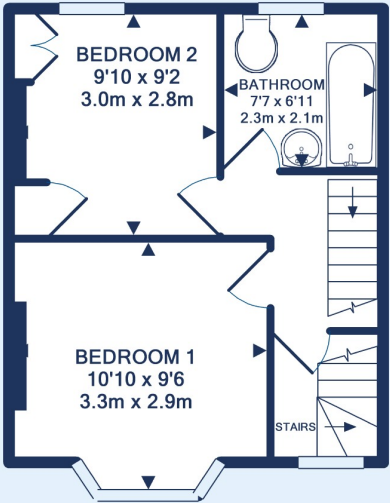
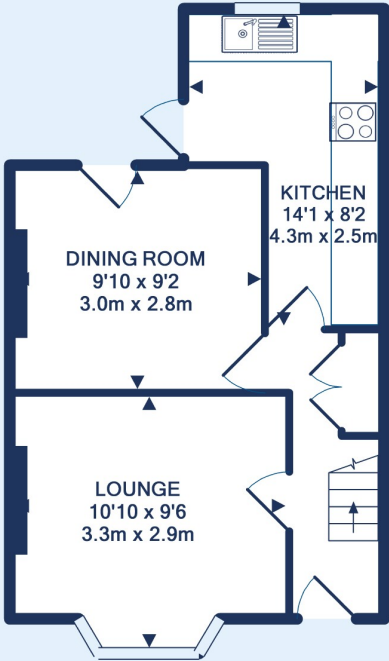
Image 17

Image 18

Image 19

Image 20

Floor plans:



Signatures:

It is very important that this form is returned to us as quickly as possible, your confirmation is required before property marketing can begin.

Declaration

As the seller of this property, I confirm that the property particulars, prepared by Ocean estate agents are accurate and do not contain any error or material misrepresentation. The fixtures and fittings will remain with the property, in accordance with the statements made in the property particulars.

I/we also confirm that Ocean estate agents will be notified immediately if, prior to exchange of contracts, any fault or problem develop, or if there is any material change involving any fixtures or fittings, or the property itself.

Property address:

Owner 1 name:

Owner 2 name:

Owner 1 signature:

Owner 2 signature:

Date

Date