

*Proud to be  
Independent &  
Family Run*

**JeffreyRoss**  
& THE PROPERTY OUTLET



FILTON AVENUE  
HORFIELD





ENTRANCE HALLWAY  
4.96 1.93 (16'3" 6'3")

LIVING ROOM  
4.30 3.60 (14'1" 11'9")

DINING ROOM  
3.74 3.61 (12'3" 11'10")

KITCHEN  
4.96 1.93 widening to 2.13 (16'3" 6'3" widening to 6'11")

FIRST FLOOR LANDING

BEDROOM ONE  
3.70 3.38 (12'1" 11'1")

BEDROOM TWO  
3.62 3.05 (11'10" 10'0")

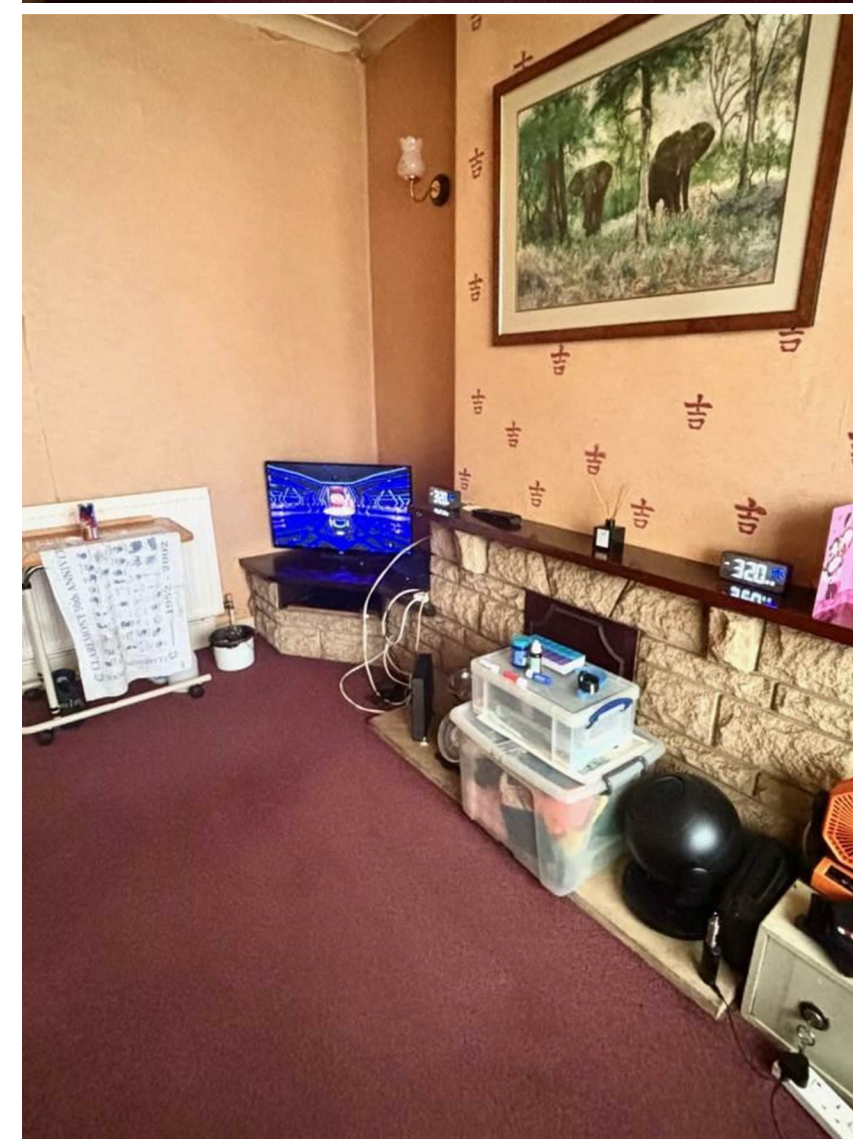
BEDROOM THREE  
2.78 2.27 (9'1" 7'5")

BATHROOM & W/C  
1.97 1.80 (6'5" 5'10")

FRONT GARDEN

REAR GARDEN

GARAGE







# FILTON AVENUE

HORFIELD, BS7 0AR - £314,950



3 Bedroom(s)



1 Bathroom(s)



1076.40 sq ft

Situated on Filton Avenue in the desirable area of Horfield, this delightful mid-terrace house offers a perfect blend of character and modern living. Built in 1930, the property boasts a generous living space of 1,076 square feet, making it an ideal home for families or an investor looking to make their mark.

Upon entering, you are greeted by two reception rooms & an extended kitchen that is in need of renovation.

The property features three bedrooms along with a bathroom. The mid-terrace design not only enhances the property's charm but also contributes to a sense of community in this vibrant neighbourhood.

Horfield is known for its excellent amenities, including local shops, parks, and schools, making it a sought-after location for families. With easy access to public transport links, commuting to the city centre and beyond is a breeze.

This original style home on Filton Avenue presents a wonderful opportunity for those looking to settle in a friendly and convenient area. Whether you are a first-time buyer or seeking a family home. Don't miss the chance to make this lovely house your new home.

## COUNCIL TAX BAND - C

- Ideal Investment Property
- Three Bedrooms
- Living Room
- Dining Room
- Kitchen
- Bathroom & W/c
- Double Glazing
- Garage
- In Need Of Modernisation
- No Onward Chain

### PROPERTY SPECIALIST

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