



4 Clover Grove, Bristol, BS48 3AJ

www.hydes.co.uk



4 Clover Grove, Bristol, BS48 3AJ

A luxury five bedroom detached residence of some 3000 square feet constructed by David Wilson Homes in 2018 and nestled away in the exclusive development of Oatley Park in Barrow Gurney.

Notable improvements include the creation of an open plan kitchen/family living space (measuring 9.85 x 5.05 meters) with bi fold doors opening directly to the garden. The outstanding garden has been the subject of further improvement through the acquisition of extra land to the rear that provides an unusually large outside area when compared to its neighbouring counterparts.

This fantastic level garden has been professionally landscaped at great expense with low maintenance in mind and provides some stunning entertainment spaces that enjoy a pleasing outlook with the backdrop of open farmland directly behind.

Within the house a carefully considered configuration offers accommodation over three levels providing a huge degree of versatility to suit a number of demographics. The ground floor offers a particularly welcoming entrance hallway which has access to two reception rooms as well as the aforementioned kitchen/family living space with a bespoke and comprehensively equipped fitted kitchen. Upstairs, all of the bedrooms are en suite with a sumptuous master suite with dressing area and beautifully appointed bath/shower room. A sizable balcony is accessed off the first floor landing, and the top floor provides two further bedrooms, one of which acts as a perfect studio room, whether accommodating a dependant relative or working from home, perhaps. This suite even has an additional balcony to the front. A detached garage provides secure space for two cars and has a pedestrian access to and from the rear garden.



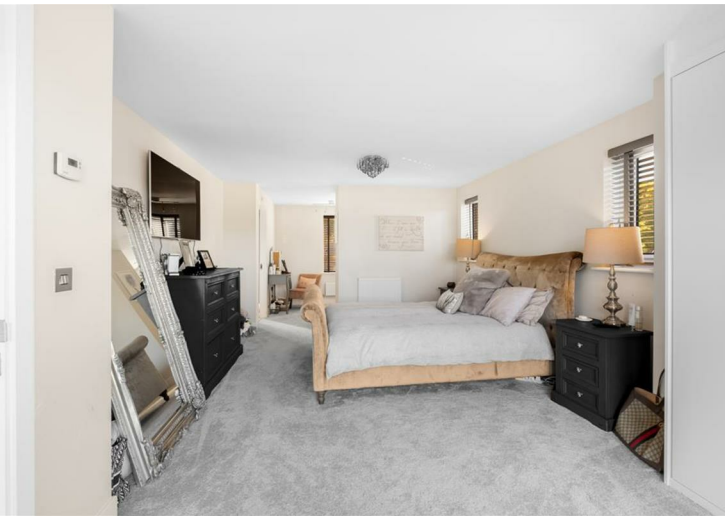
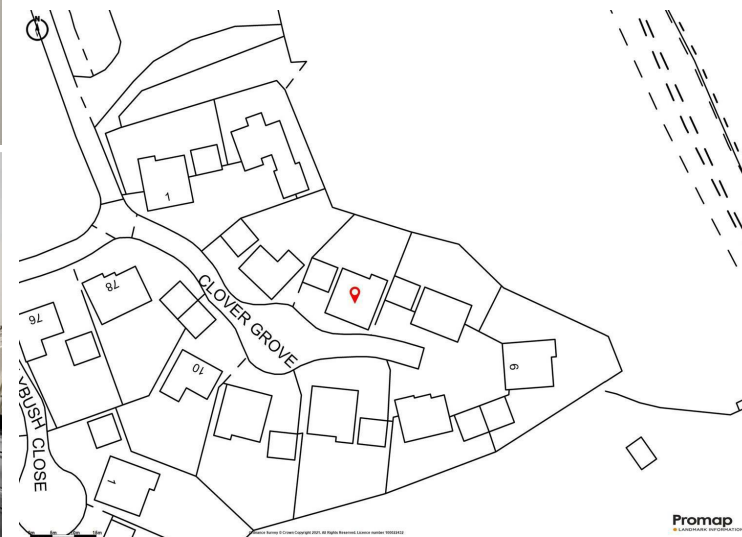
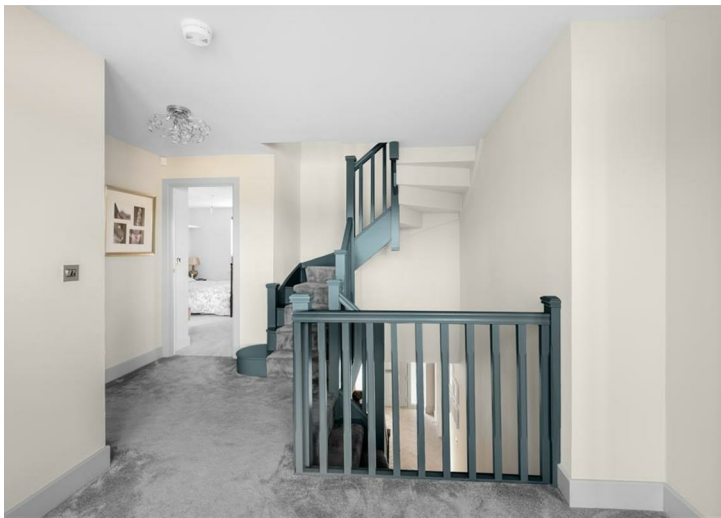
5

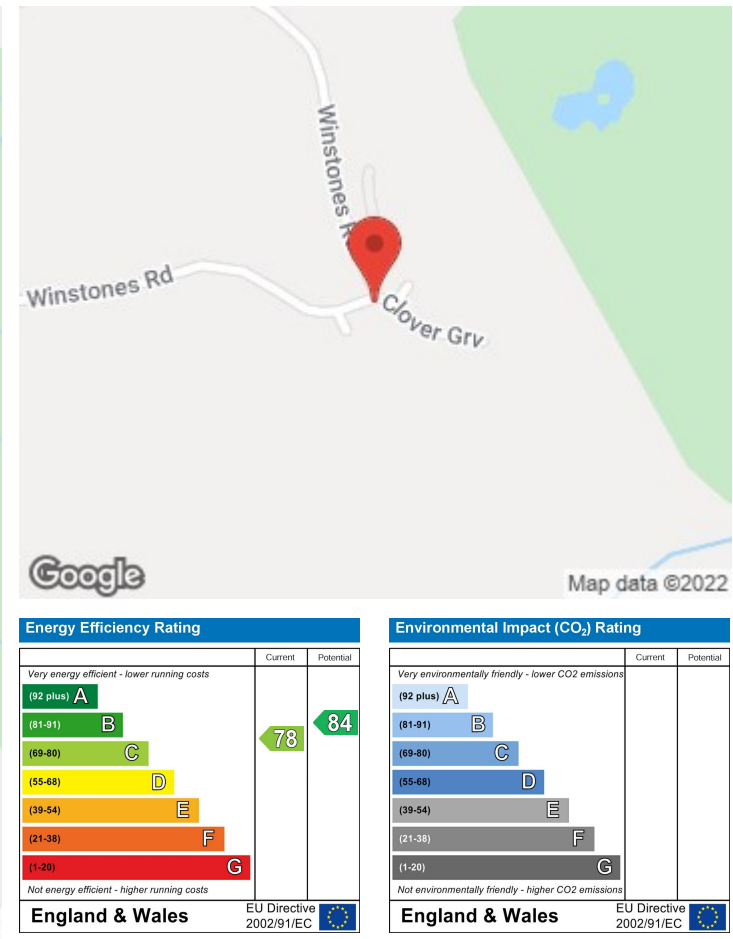


3



4





OTHER INFORMATION



28 Princess Victoria Street, Bristol, BS8 4BU
 Tel: 0117 973 1516
 post@hydes.co.uk | www.hydes.co.uk

IMPORTANT NOTE

Hydes Of Bristol and any joint agents give notice that (i) they have no authority to make or give representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. (ii) Any areas, distances or measurements are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulations or other consents and Hydes Of Bristol have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. (iii) In accordance with the consumer protection from unfair trading regulations, please note that the working condition of these services, or kitchen appliances has not been checked by the Agents but at the time of taking particulars we were informed that all were in working order. Please also note that current government legislation demands that as selling agents for this property, Hydes Of Bristol require written evidence of the origin/source of finance for funding for any prospective purchaser wishing to purchase this property. This confirmation shall be required prior to the vendor entering into any contract of sale and our instructions from the vendor are to this effect.