



41 Weston Road, Bristol, BS8 3UR

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41 Weston Road, Bristol, BS8 3UR

OFFERS INVITED BETWEEN £995,000 AND £1,100,000 - A stunning four to five bedroom detached family house, sitting in a generous plot, within the popular and conveniently located village of Failand.



4



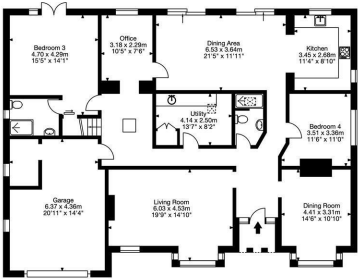
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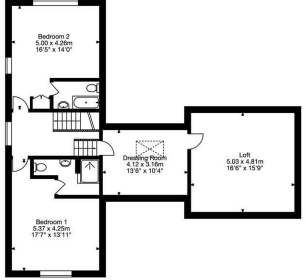
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41 Weston Road, Failand,
Bristol, BS8 3UR
Main House
2707 Sq Ft - 251 Sq M
Garage
312 Sq Ft - 29 Sq M
Total Area
3019 Sq Ft - 280 Sq M



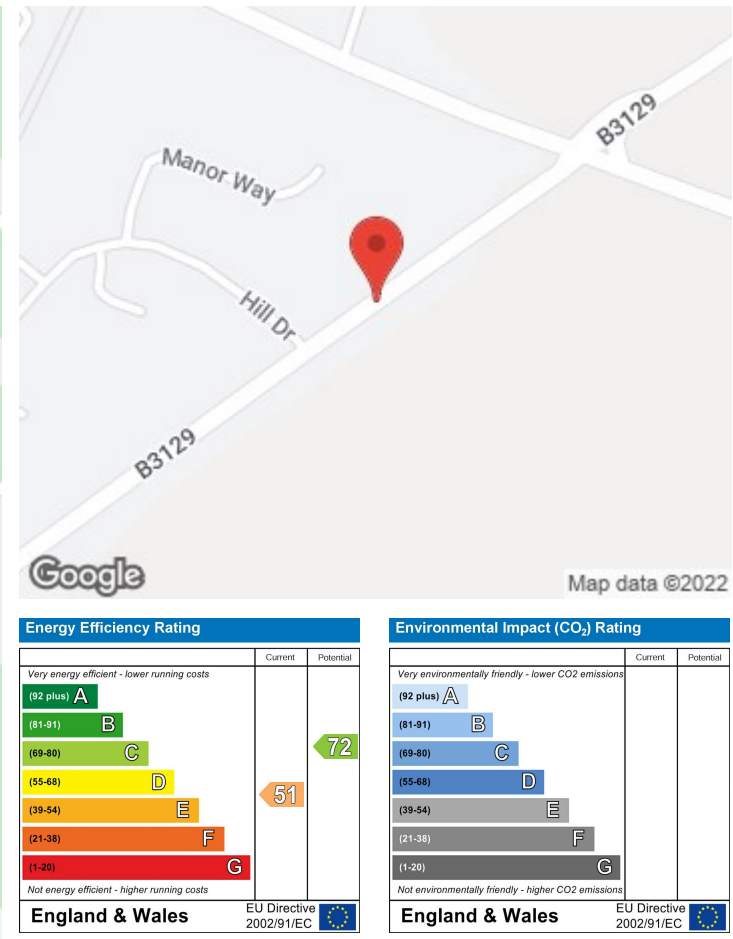
Ground Floor



First Floor

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Capture.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	51	72
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

OTHER INFORMATION



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