



20 Ron Stone Road  
, Bristol, BS5 7FN

**Guide price £325,000**



# 20 Ron Stone Road



## Description

Stylish & flexible modern home near Church Road – ideal for first-time buyers & professionals.

A well-presented modern home, ideally suited to first-time buyers and professionals, offering stylish and flexible living space tailored to modern lifestyles, including home working. It benefits from a strong EPC rating, helping to keep energy costs lower, as well as 3.5 years remaining on its NHBC warranty for extra peace of mind.

Positioned within easy reach of the vibrant Church Road—renowned for its independent cafés, delis and lively bars—the home also offers convenient access to Bristol city centre and nearby green spaces, striking an ideal balance between urban living and outdoor space.

Internally, the property comprises a welcoming entrance hall with convenient

- Stylish modern home in excellent condition, ideal for first-time buyers and professionals
- Bright living room leading into a contemporary kitchen/dining area
- Low-maintenance garden, ideal for relaxing or entertaining
- Additional bedroom plus versatile third room (ideal office, nursery or dressing room)
- Flexible living space, perfect for home working
- French doors opening onto the rear garden for indoor-outdoor living
- Principal bedroom with en-suite shower room
- Driveway parking and prime location near Church Road with easy access to the city centre and green spaces





# Floor Plan



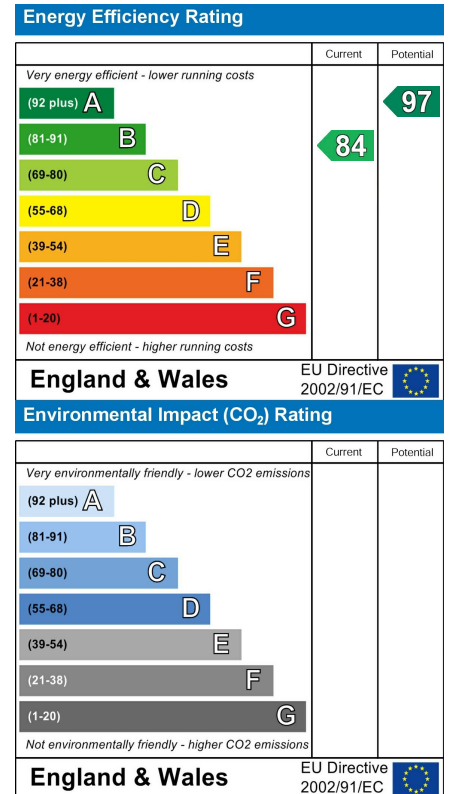
# Area Map



# Viewing

Please contact our House + Co Property (Sales) Office on 0117 907 0020 if you wish to arrange a viewing appointment for this property or require further information.

# Energy Efficiency Graph



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