holbrook moran estate agents

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283 Church Road
Redfield
Bristol
BS5 9HT



£375,000

3 Bedrooms

Coronation Avenue, Fishponds

Holbrook Moran are delighted to present this attractive three-bedroom Victorian home on Coronation Avenue, Fishponds. Offering spacious accommodation, period character and generous proportions, the property is offered with no onward chain.

The ground floor provides a fantastic amount of living space, with a welcoming entrance leading into the generous living room at the front of the property. The well-proportioned reception room offers plenty of space for comfortable seating and entertaining, while the separate dining room provides an additional versatile reception space.

To the rear is the particularly impressive kitchen/diner, offering excellent proportions and plenty of room for a large dining table. The kitchen provides a practical range of units and work surfaces, with the overall space offering plenty of scope for further improvement or personalisation.

The first floor provides three bedrooms, giving the property excellent flexibility for family living. The principal bedroom is particularly generous in size, while the additional bedrooms provide useful space for children, guests or those working from home. A centrally positioned family bathroom completes the first floor.

Externally, the property benefits from a well proportioned garden perfect for relaxing. The property also offers great potential for buyers looking to add their own style, and further extensions subject to any necessary permissions.

SITUATION

Coronation Avenue is ideally positioned within the popular Fishponds area, with Fishponds High Street and Fishponds Road close by, offering an excellent selection of independent shops, cafés, restaurants and everyday amenities. The area is well served by regular bus routes, providing convenient access into Bristol city centre and surrounding areas.

The property is also well placed for access to green spaces and the Bristol to Bath Railway Path, making this a particularly appealing location for those wanting a balance between city living and outdoor space.

The surrounding area is predominantly made up of established Victorian and period properties, and Coronation Avenue itself is a popular residential road.

Tenure: Freehold

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Viewing by appointment only
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