



21 Lyppiatt Road, Bristol
£324,995



21 Lyppiatt Road

Bristol

Council Tax band: A

Tenure: Freehold

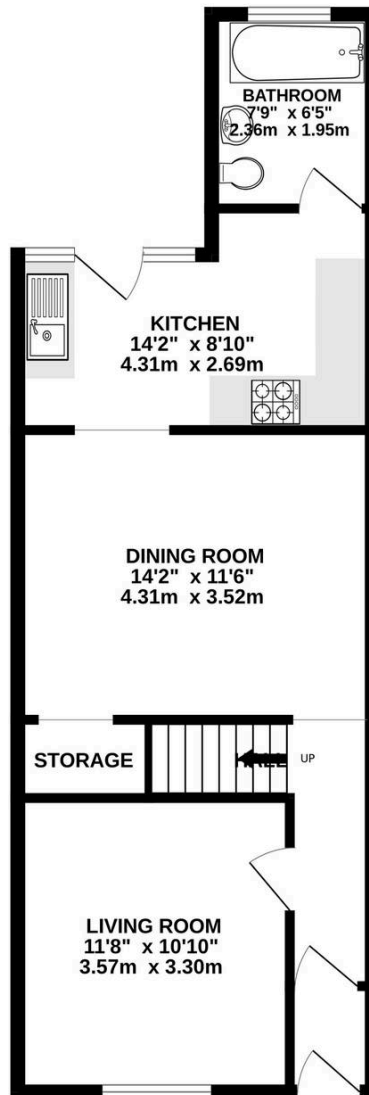
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

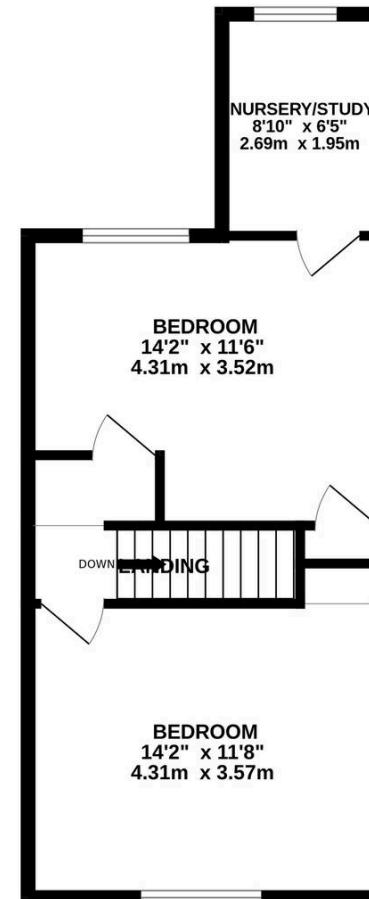
- Private west-facing rear garden
- Terraced home with two bedrooms and additional room
- Brick paved hard-standing to front
- Two reception rooms and extended kitchen
- Ground floor bathroom
- Ideally situated just a short stroll from the independent cafes of Church Road
- Offered with no onward chain, making it an ideal, hassle-free opportunity



GROUND FLOOR
532 sq.ft. (49.4 sq.m.) approx.



1ST FLOOR
429 sq.ft. (39.8 sq.m.) approx.



TOTAL FLOOR AREA : 961 sq.ft. (89.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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