



35 Roseberry Park  
Redfield, Bristol, BS5 9ET

Asking price **£385,000**



# 35 Roseberry Park



## Description

Beautifully presented Victorian terrace located on the popular Roseberry Park which is between Church Rd and St George's Park. This home has been much improved by its current owners who have enjoyed transforming it into the house it is today. With everything a first time buyer would love in a home this one has a bayed lounge, open plan dining room with double doors into the garden. The lovely kitchen leads off the dining room creating a bright and sociable space. There's also a utility room and modern downstairs bathroom.

Upstairs are three great sized bedrooms with the smaller being used as a home office with a velux window providing plenty of natural light. Outside to the rear you'll find a pretty garden with seating area, lawn and plenty of plants and shrubs.

This lovely home is well placed to enjoy local eateries, independent shops and bus and cycle routes into the city. Please call to view!

- VICTORIAN TERRACE
- BAYED LIVING ROOM
- UTILITY
- LOVELY GARDEN
- CLOSE TO ST GEORGE PARK
- THREE BEDROOMS
- OPEN PLAN KITCHEN/DINING
- DOWNSTAIRS BATHROOM
- JUST OFF CHURCH ROAD

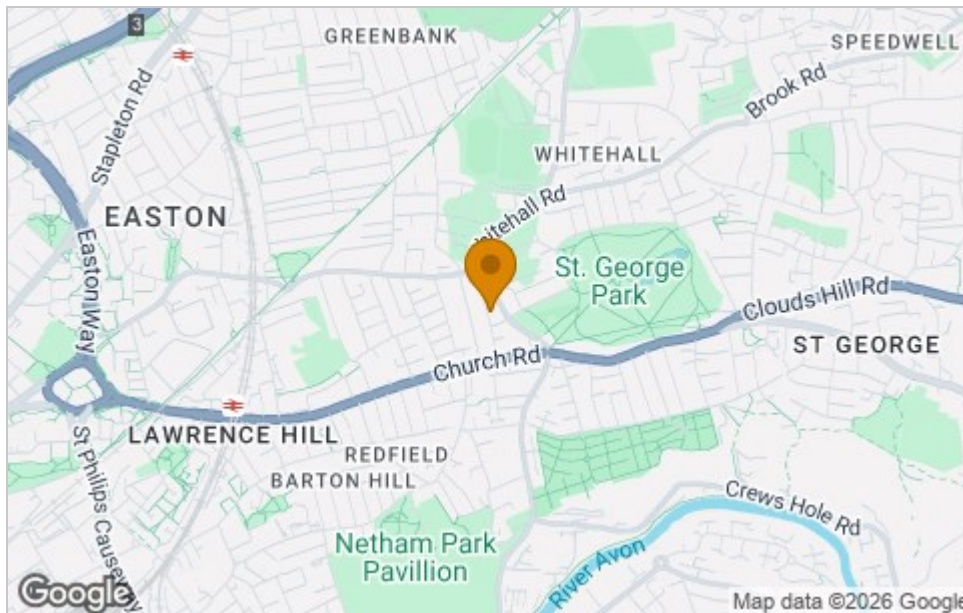




## Floor Plan



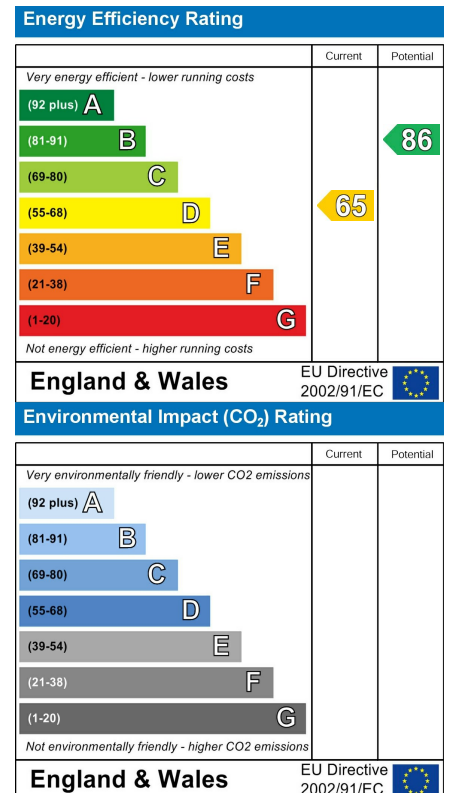
## Area Map



## 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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