

St Pauls Road



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ESTATE AGENTS  
SALES & LETTINGS



A great opportunity to acquire this spacious three-bedroom property, available for sale with no onward chain in the heart of St Pauls. With three floors, three bedrooms, two reception rooms, a spacious kitchen and large rear garden it has much to offer. Will benefit from updating.

The ground floor has a living room to the front which has recently been occupied as a bedroom and a second reception to the rear, most recently purposed as a living room, although this room would be suitable for dining. The kitchen is set off from here and is of a good size, overlooking the garden which is mainly paved and stands approximately 43ft in length, with rear access.





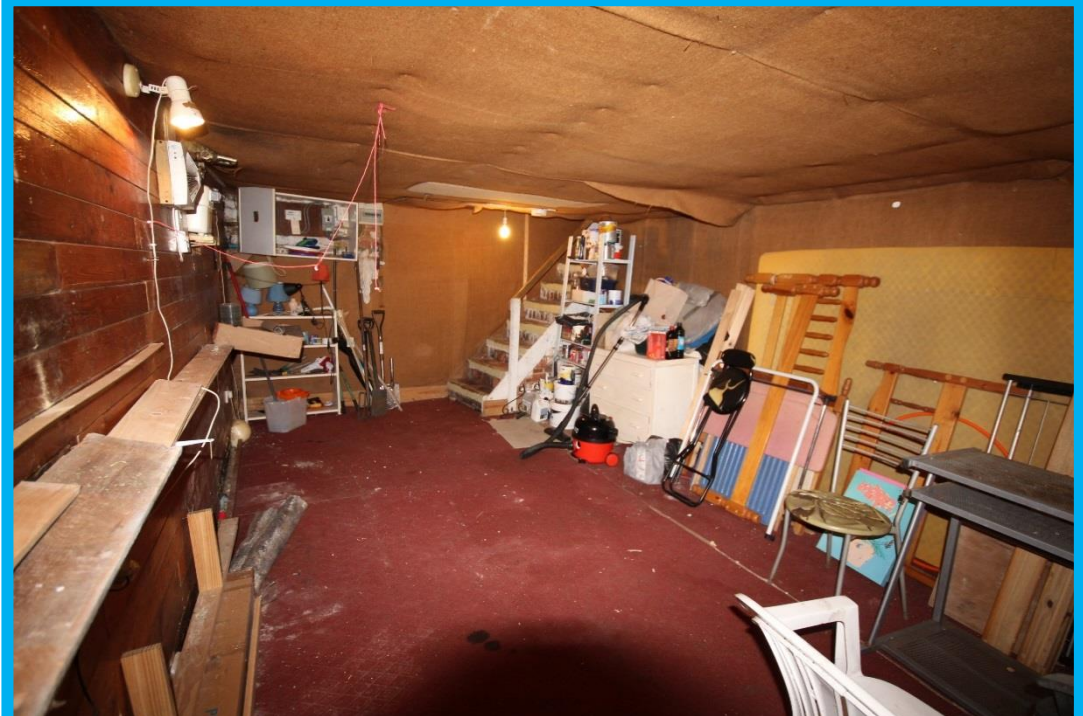
The first floor will provide two large double bedrooms with exposed floor boards, and one large single, all served by a family bathroom with a full-size bath and separate corner shower cubicle.

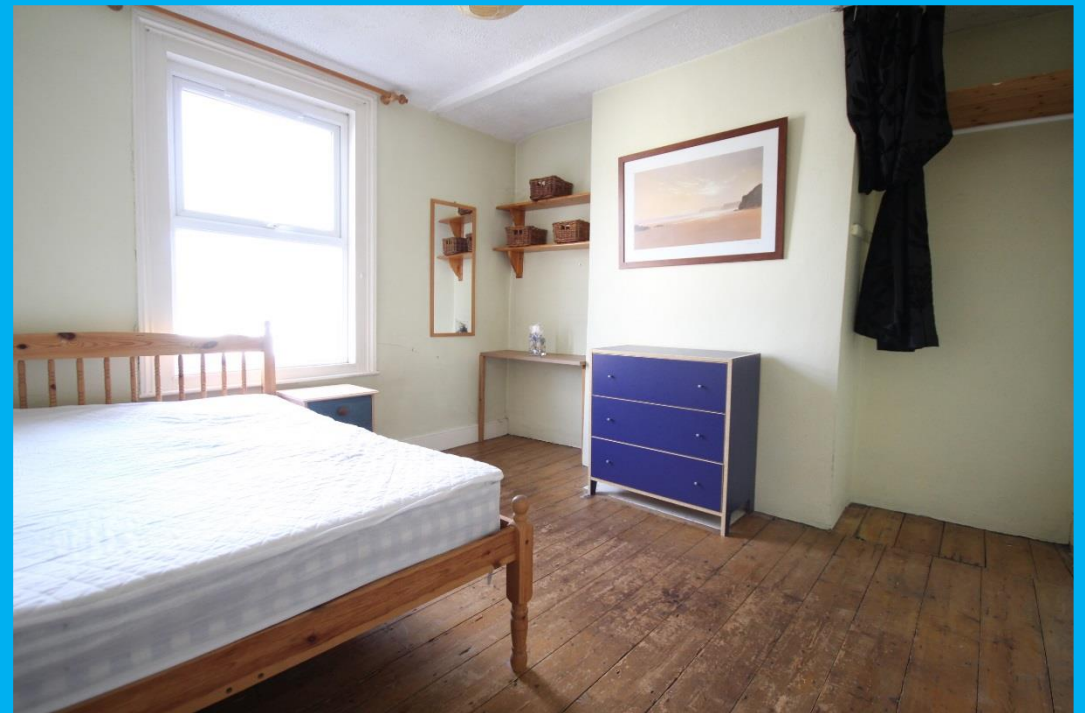
You'll find a well-proportioned cellar on the lower ground floor that will provide potential for its next owner.

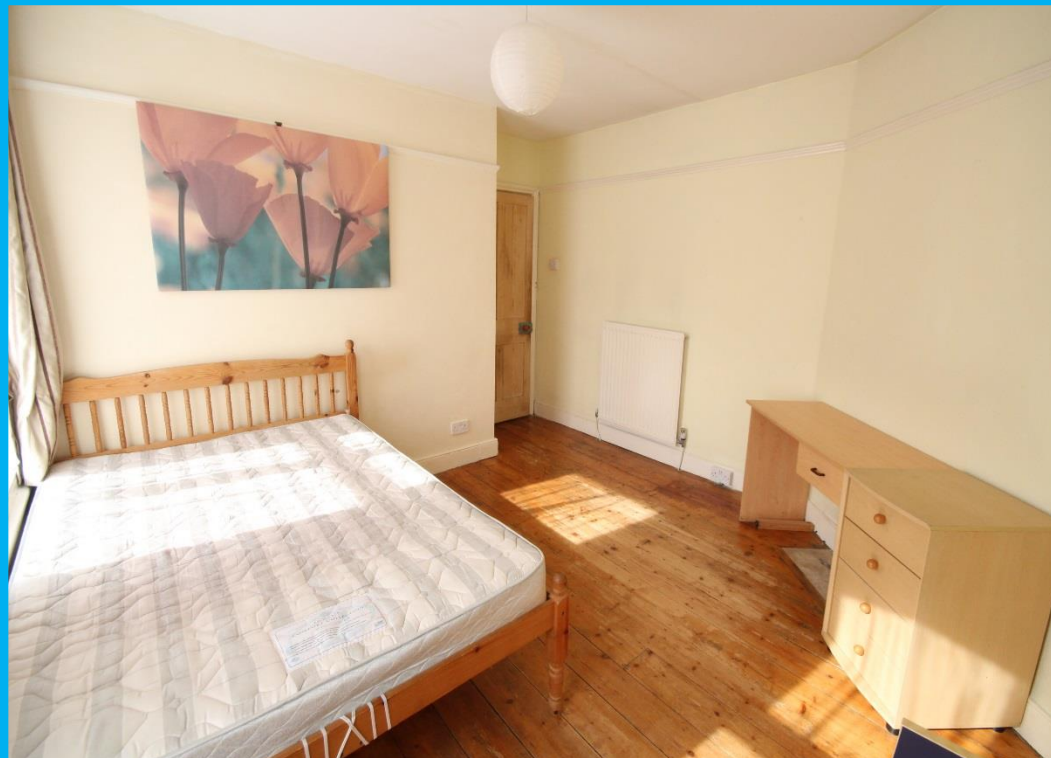
The property has recently been tenanted and could be occupied as it stands or alternatively could present itself as something to develop further.

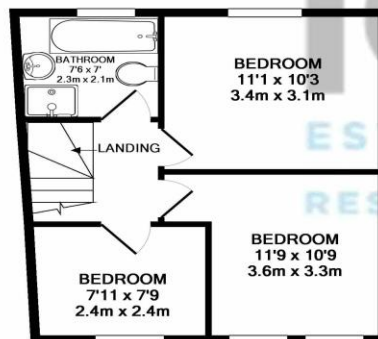
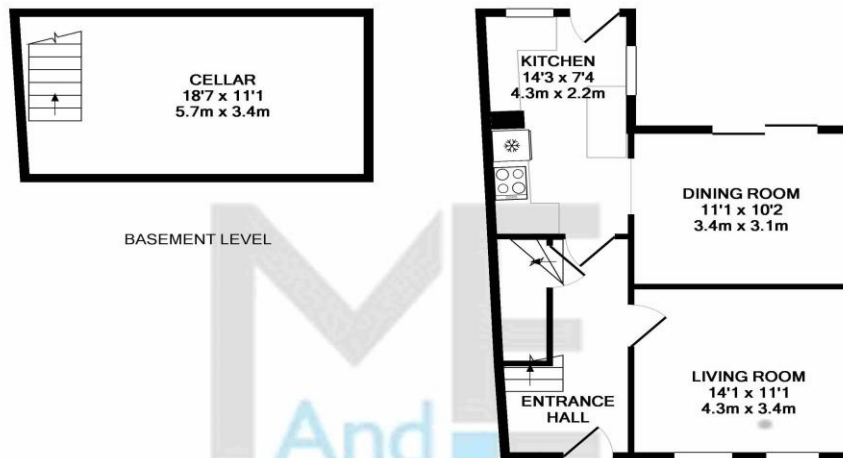
Windows and doors are uPVC and a new Worcester combination boiler has recently been installed.

Situated in the heart of St Pauls this property is perfectly placed for the University opposite and the town centre.









1ST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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