



NIGEL FUDGE

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High Street, Pensford, Bristol, BS39 4BH

Guide Price £500,000

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- Charming Character Cottage Dating Back to the 19th Century
- Beautiful Rear Gardens over 200 Feet with Views over Pensford Viaduct
- Living Room with Stone Fireplace And Log Burner
- Three Double Bedrooms
- Well Situated For the Village School, Amenities and Countryside Walks
- Refurbished To A Very High Standard in Sympathy with Its Era
- A Wonderful Home Office With WC and Mezzanine Level.
- Modern Kitchen/Dining Room With A High Quality Kitchen
- Modern Country Style Four Piece Bathroom
- Vendor Suited



Nestled on High Street in Pensford, this enchanting extended cottage boasts a rich history dating back to the 19th century. Meticulously renovated to preserve its character blended with modern conveniences. The living room is alluring with beamed ceilings and a large fireplace complete with log burner. The beautiful kitchen/dining room bathed in light. On the first floor, three double bedrooms await along with a four-piece bathroom in classic cottage style. Step outside to discover a sprawling rear garden spanning over 200 feet, complete with individual patio areas, lush lawns, a wild garden, and even space for growing vegetables. The converted pig sty now serves as a charming home office with a mezzanine level, toilet, and sink. Located in the heart of the village, this property offers easy access to the local school, post office, and countryside walks. Pensford's High Street invites you to experience the quintessential charm of Bristol, Bath, and North East Somerset.





TOTAL FLOOR AREA: 1027sq ft (95.21sq m) (BEP016)
 When every effort has been made to ensure the accuracy of the figures contained here, Measurement of floor areas shown on this plan does not constitute an offer of any warranty, liability or any other prospective purchaser. The architect, agent and other persons named are not bound and are pleased to be held responsible for any errors.

