



## 75 Bartholomews Square, Horfield, BS7 0QB Guide price £350,000

This superb two-bedroom home has been fully refurbished throughout, offering stylish and contemporary living in a sought-after location. Perfect for a professional couple or small family, the property enjoys excellent transport links to Southmead Hospital, the MOD, and Airbus, while the vibrant Gloucester Road — with its array of independent shops, boutiques, and cafés — is just a short distance away.

Inside, the accommodation is bright and welcoming. To the front, the modern kitchen features a range of wall and base units, a gas hob, electric oven, fridge/freezer, and is finished to a high standard. A useful utility room provides additional storage and houses the washing machine. The open-plan living space flows into the rear lounge, which boasts patio doors opening directly onto the private rear garden.

Upstairs, the generous master bedroom to the front benefits from a Juliet balcony and a contemporary en-suite shower room. The second bedroom is positioned to the rear, served by a modern family bathroom with bath and shower over.

Outside, the private rear garden features a patio area and low-maintenance artificial lawn, perfect for relaxing or entertaining. The property also includes allocated parking for one car.

This is a fantastic opportunity to purchase a beautifully presented home in a convenient and well-connected area — ready to move into and enjoy.

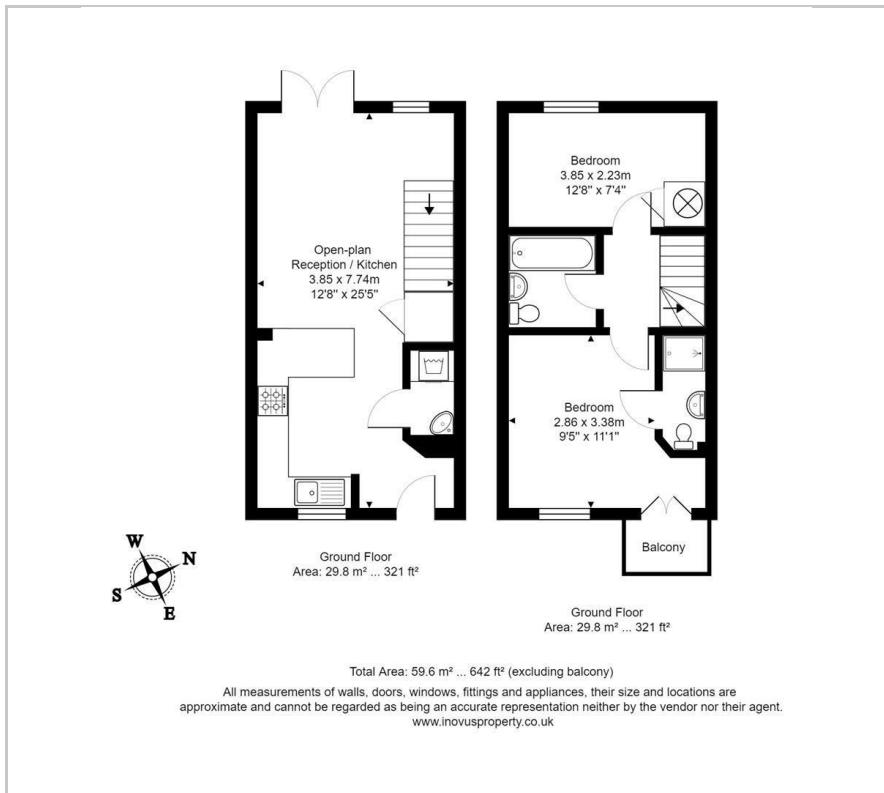
### Viewing

Please contact our Whiteladies Road Office on 0117 4522400 if you wish to arrange a viewing appointment for this property or require further information.

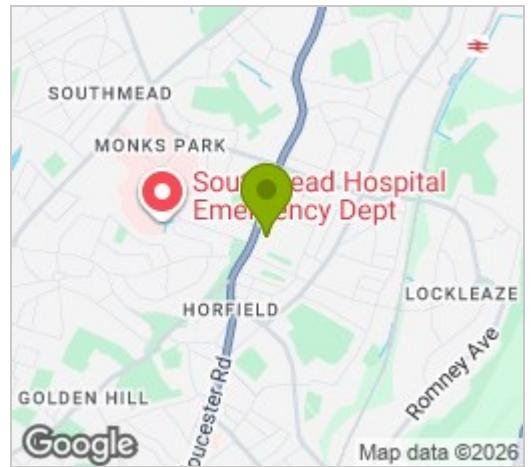
- 2 Bedroom House
- Open Plan Living Space
- Modern Kitchen
- Master Bedroom with En-suite
- Private Garden
- Allocated Parking Space



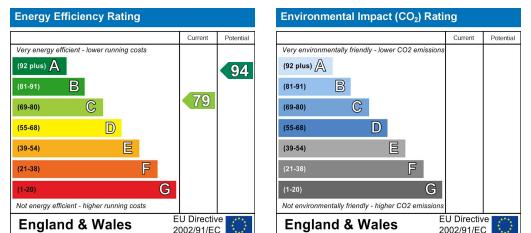
## Floor Plan



## Area Map



## Energy Efficiency Graph



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