



4 THORNDALE

Clifton, Bristol, BS8 2HU

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A handsome end-of-terrace Georgian home with a south-west facing courtyard garden and roof terrace, nestled in the heart of Clifton.

* CHAIN-FREE * DOUBLE GLAZED THROUGHOUT AND REWIRED * HIGH SPECIFICATION AND 'TURNKEY' ACCOMMODATION * 4 / 5 SPACIOUS DOUBLE BEDROOMS * EXTENDED KITCHEN AND DINING AREA * SOUTH-WEST FACING COURTYARD GARDEN AND ROOF TERRACE * FLOOR-TO-CEILING GLAZED DOORS ACCESSING THE COURTYARD GARDEN * EPC: E

Situation

Thorndale is a quiet, tucked-away road located between Pembroke Road and the vibrant Whiteladies Road.

Nearby, you'll find an array of cafés, restaurants, boutique shops, and the popular Alma Tavern & Theatre. A short walk away are local favourites such as Bosco, the Everyman Cinema, and a large supermarket.

For those who enjoy the outdoors, The Downs—a sprawling 400-acre green space—is within easy reach. Bristol offers excellent connectivity, with the M5 just 5 miles away and the M32 2.5 miles to the east. Regular trains from Bristol Temple Meads to London Paddington take approximately 1 hour 20 minutes, while Clifton Down train station is only a short walk.

Bristol Airport is less than 9 miles away, providing access to Europe and the UK.

For Sale Freehold

Situated off Alma Road in Clifton, 4 Thorndale is a meticulously restored Georgian end-of-terrace property, combining period charm with modern functionality. The property offers a versatile layout and well-considered updates, making it suitable for a range of needs.

Upon entering, the tiled hallway provides a welcoming introduction to the home. To the left, a reception room, currently utilised as an additional bedroom, features a large integrated storage cupboard. Further along the hallway is a cloakroom/WC, adding practicality to the ground floor. At the rear, the property opens into a thoughtfully





extended kitchen and dining area, illuminated by floor-to-ceiling glazed French doors that lead directly to the south-west facing courtyard garden.

The kitchen is equipped with a range of wall and floor-mounted units, ample storage, and generous worktop space. Integrated appliances include a dishwasher, oven, microwave, induction hob with extractor fan, and a fridge freezer. A pantry cupboard houses a recently installed Worcester boiler, adding to the overall functionality of the space. This well-appointed area is complemented by the garden, a private and sunlit outdoor area designed for dining or relaxation. The garden also benefits from side access via a garage door, offering the potential for conversion to off-street parking, subject to the necessary consents.

On the first floor, a large bedroom with access to a south-west facing roof terrace provides a flexible living space. Adjacent to this is a front-facing double bedroom, complete with a walk-in wardrobe and an en-suite shower room. The en-suite features a shower cubicle, vanity unit, WC, and smart mirror, all finished to a high standard.

The second floor is illuminated by a skylight on the landing, leading to two further double bedrooms. Both retain original fireplaces and built-in storage cupboards, preserving the period character of the property. A contemporary shower room with a heated towel rail, oversized walk-in shower cubicle, and WC serves these bedrooms, offering a practical and modern arrangement.

4 Thorndale has been thoughtfully modernised to ensure a high level of comfort while retaining its original architectural character. The balance of period features and modern updates creates a home that is both functional and elegant.

Outside

The property boasts a south-west facing courtyard garden accessible from the kitchen or via a garage door from Thorndale Mews.

A roof terrace on the first floor offers further outdoor space. Permit parking is available by arrangement with Bristol City Council.

Services

All mains connected services including Gas central heating. Mains water, electricity and drains. Broadband and telephone subject to contract with supplier.

Local Authority

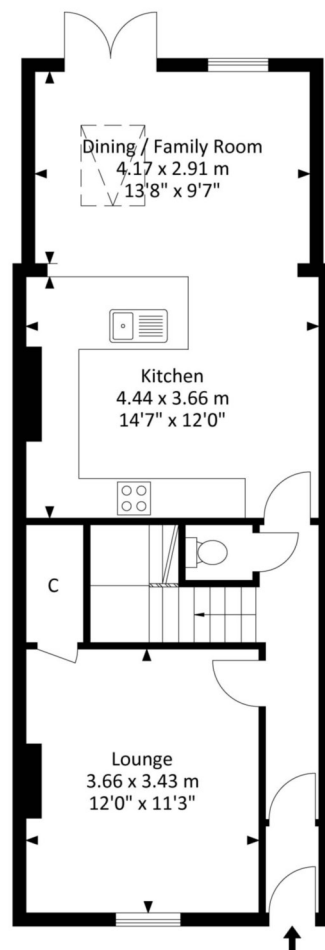
Bristol City Council: 0117 922 2000
Council Tax Band: G

Directions: Postcode: BS8 2HU

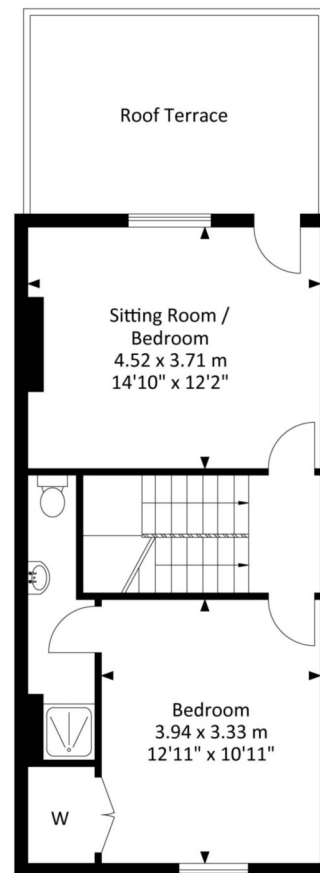


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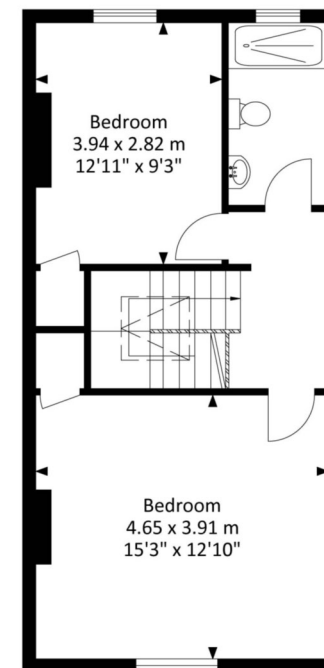
Approx. Gross Internal Area
1456.0 Sq.Ft - 135.30 Sq.M



Ground Floor



First Floor



Second Floor

For illustrative purposes only. Not to scale.
Whilst every attempt has been made to ensure accuracy of the floor plan all measurements are approximate and no responsibility is taken for any error, omission or measurement.



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clear and effective property sales



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