



23 Cypress Gardens, Gloucester, GL2 0RB

Offers Over £220,000

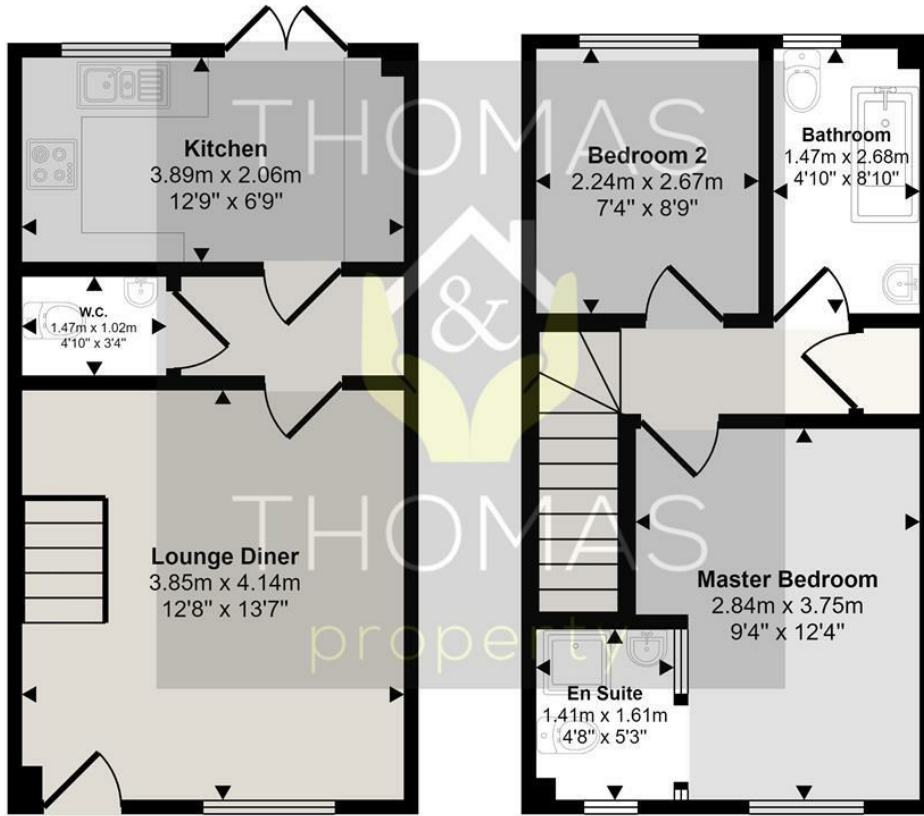
Thomas and Thomas bring to the market this well presented two bedroom mid terraced home located in the popular Longlevens area. This property would make the ideal investment property or first home and is offered to the market CHAIN FREE.

Comprising of: Lounge / Diner, hallway storage area with WC and kitchen area with breakfast bar. There is a back door leading out to the private enclosed garden which is low maintenance patio.

Upstairs there is a double bedroom with en suite shower room, a second bedroom and a shared family bathroom with shower over bath.

- Two Bedroom
- Mid Terrace
- Popular Longlevens Location
- En Suite & Family Bathroom
- Allocated Parking
- Chain Free

Approx Gross Internal Area
58 sq m / 626 sq ft



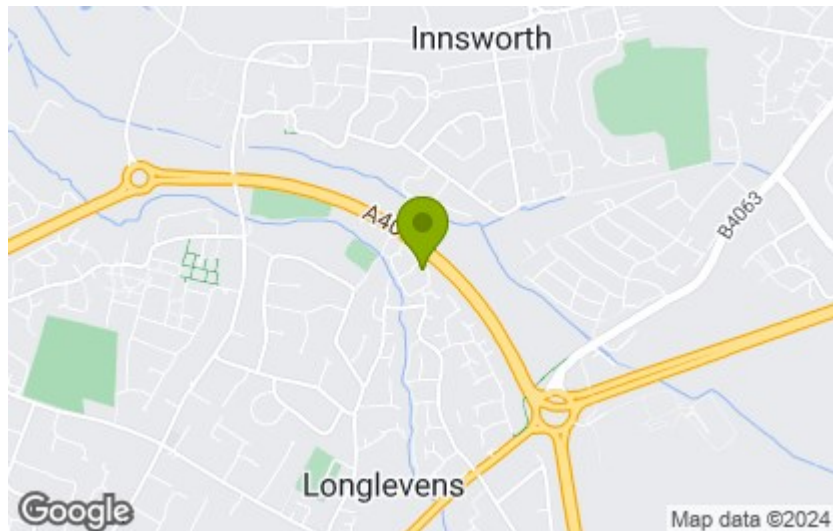
Ground Floor
Approx 29 sq m / 313 sq ft

First Floor
Approx 29 sq m / 314 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating	
Current	Potential
	90
70	
<small>Very energy efficient - lower running costs</small> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <small>Not energy efficient - higher running costs</small>	
England & Wales <small>EU Directive 2002/91/EC</small>	

Environmental Impact (CO ₂) Rating	
Current	Potential
<small>Very environmentally friendly - lower CO₂ emissions</small> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <small>Not environmentally friendly - higher CO₂ emissions</small>	
England & Wales <small>EU Directive 2002/91/EC</small>	



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