



## 6 The Orchards, Gloucester, GL3 3RL

Asking Price £700,000

Nestled in the highly sought-after area of The Orchards, Hucclecote, this impressive detached house offers a perfect blend of space, comfort, and modern living. Spanning an expansive 2,337 square feet, the property boasts four generously sized reception rooms, providing ample space for both relaxation and entertaining.

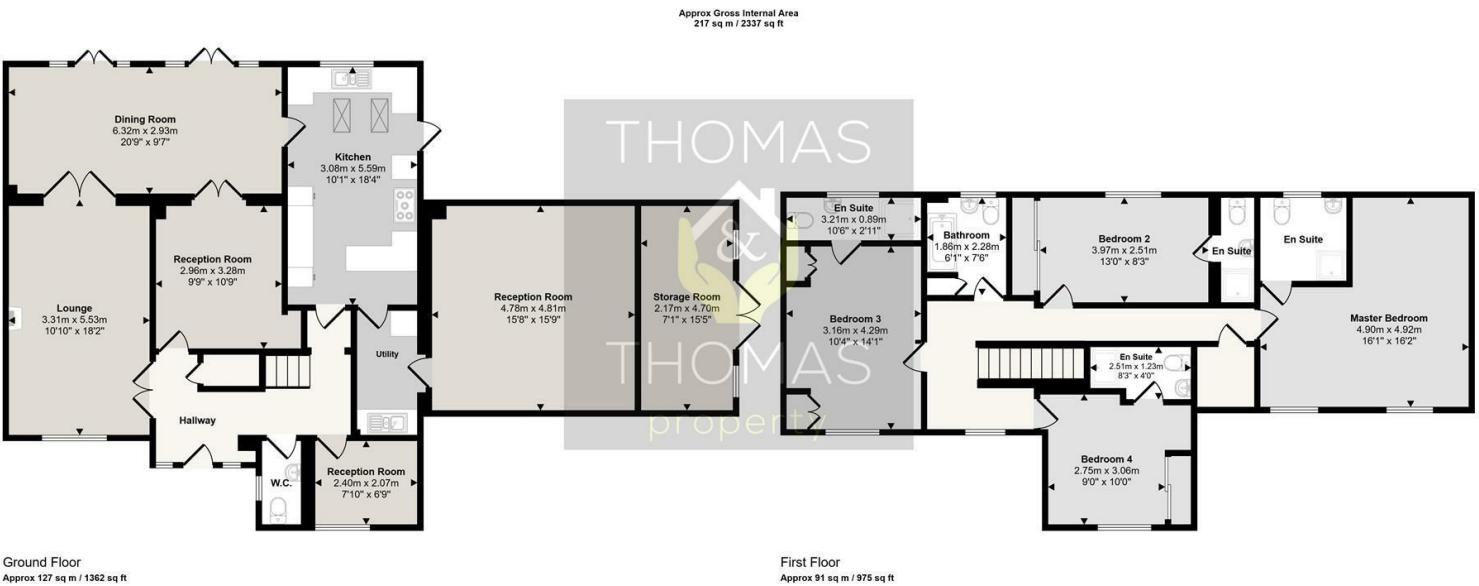
The residence features four well-appointed bedrooms, each with its own en-suite shower room, ensuring privacy and convenience for family members and guests alike. This thoughtful design caters to the needs of contemporary living, making it an ideal family home.

The property is situated in the corner of a private cul-de-sac, enhancing its appeal and providing a sense of openness. Additionally, the converted double garage offers versatile usage options, whether for storage or as a potential workspace.

Parking is a breeze with space for up to four vehicles, making it perfect for families or those who enjoy hosting visitors. The Orchards is known for its friendly community atmosphere and proximity to local amenities, schools, and parks, making it an excellent choice for families seeking a vibrant neighbourhood.

In summary, this remarkable home in Hucclecote presents an exceptional opportunity for those looking for a spacious and well-equipped property in a prime location. With its modern features and ample living space, it is sure to impress.

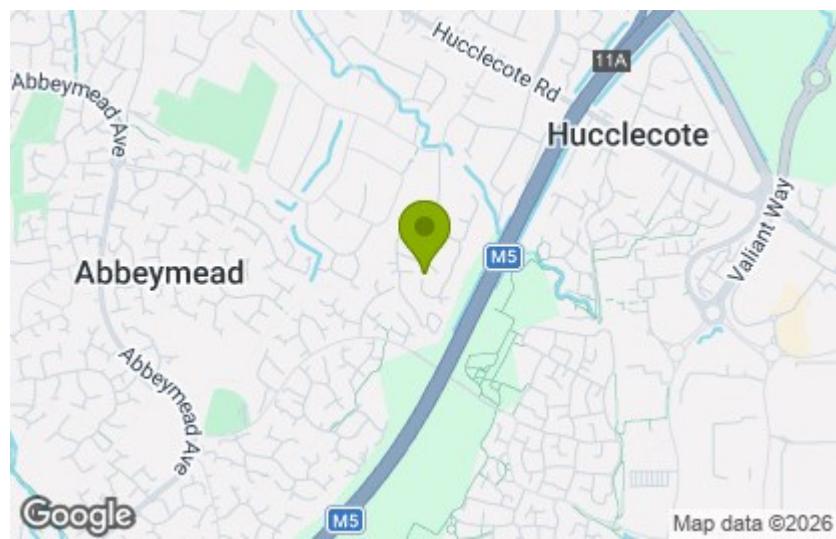
- Five Bedrooms
- Four En- Suites
- Four Reception Rooms
- Exceptional Family Home
- Rarely Available
- Ample Driveway Parking



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
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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



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