



13 Lime Close, Gloucester, GL2 9GD

Asking Price £475,000

This immaculate three double bedroom detached family home is located in the semi-rural village of Norton, with good transport links to both Cheltenham and Gloucester.

The property benefits from driveway parking for two cars, a garage and beautiful views over the countryside.

Briefly comprising of: Spacious entrance hall, leading to the cosy lounge and WC located under the stairs. The good sized kitchen / diner is located at the back of the property. The modern kitchen is equipped with integrated fridge / freezer, double oven, has hob and dishwasher. Leading off from the kitchen is a utility room with plumbing for a washing machine.

Upstairs there are three double bedrooms, all with built in wardrobe space. The master bedroom also has an en suite shower room. Finally there is a family bathroom with shower over bath.

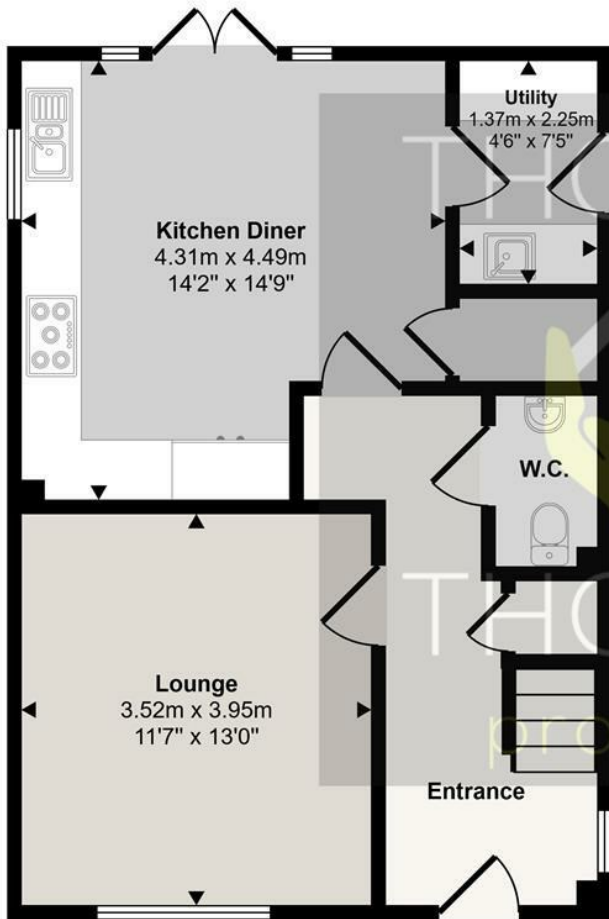
Outside you will find a good size garden with patio and grass area.

This property would make the ideal family home and ready to move into. Please take a look at our virtual tour and call today to arrange a viewing.

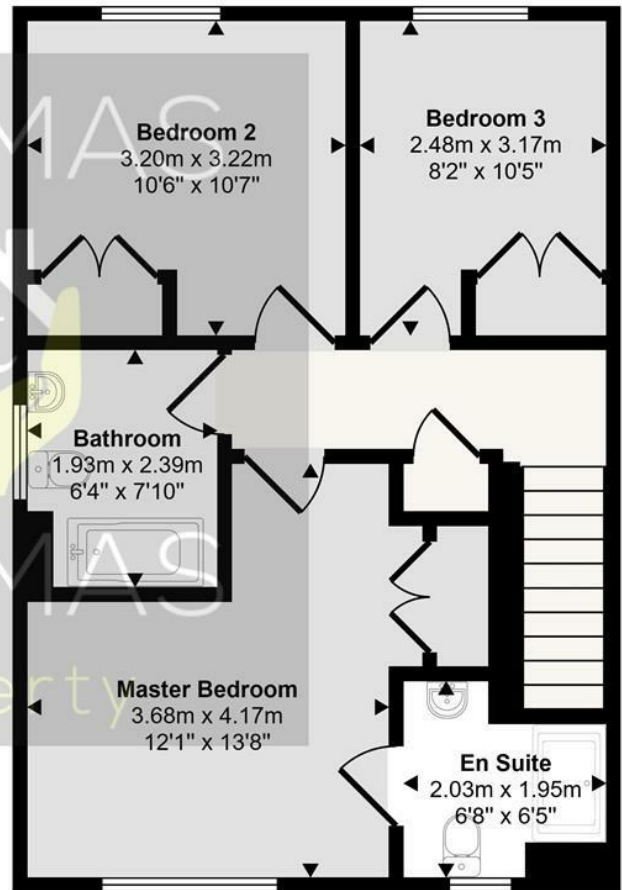
■ Detached

- Three Double Bedrooms
- Show Home Condition
- Semi Rural Location
- Driveway Parking & Garage
- En Suite, Family Bathroom and WC

Approx Gross Internal Area
100 sq m / 1076 sq ft



Ground Floor
Approx 50 sq m / 533 sq ft

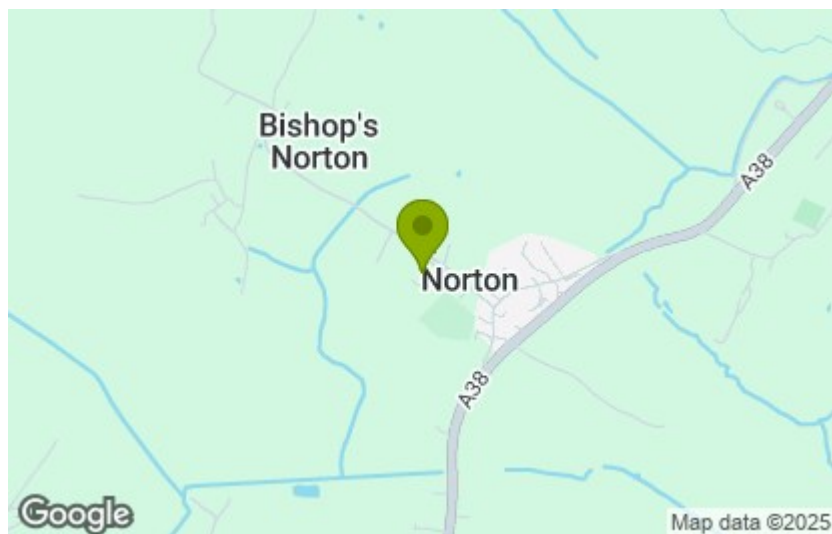


First Floor
Approx 51 sq m / 544 sq ft

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
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	84	
(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 ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.