



**30 Park End Road, GL1 5AL**

**£750 PCM**


This spacious one bedroom flat is located near Gloucester town centre, within walking distance of Gloucester Quays shopping outlet and other local amenities.


The flat is on the second floor and comprises of: Kitchen/living area with appliances to include: electric oven & hob, washing machine, small fridge freezer, double bedroom with en suite shower room. It is heated via electric heating and comes with un-allocated parking space.

Available Early January 2025

- Second Floor Flat
- Open Plan Kitchen/Lounge
  - Double Bedroom
  - Appliances Included
  - Parking Available
- Available January 2026

**\*AGENT DISCLAIMER:** Please note these photos were taken before the current tenants rented the property\*

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	73	73
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
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) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	75	75
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> 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 firms employment has the authority to make or give any representation or warranty in respect of the property.