



48 Goldfinch Walk

Brockworth, Gloucester, GL3 4QX

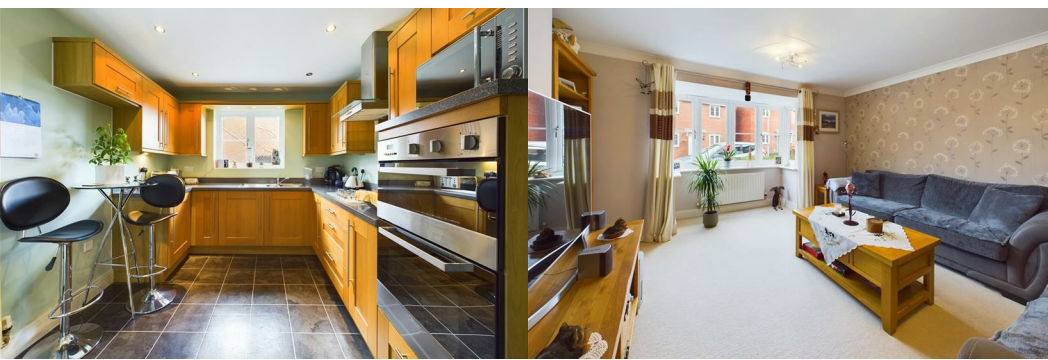
£400,000



MWEA ESTATE AGENTS are delighted to welcome to the open market this well presented, spacious, four bedroom home located with NO ONWARD CHAIN. The accommodation comprises of: Entrance hallway cloakroom, lounge, dining room, kitchen/breakfast room & utility. Upstairs are four bedrooms, en-suite & family bathroom.

Outside to the rear is an enclosed garden with GARAGE & PARKING to the rear.

Further benefits include Upvc double glazing throughout, gas central heating & is offered with NO CHAIN!



Entrance Hallway

Approached via double glazed front door, radiator, tiled flooring, power points, Upvc double glazed window to side, stairs to first floor, doors to lounge, kitchen, dining room & cloakroom.

Cloakroom

Upvc frosted double glazed window to side, low level wc & pedestal wash hand basin, radiator, tiled flooring, partly tiled walls, towel rail.

Lounge 13'3" x 12'10" (4.06 x 3.92)

Upvc double glazed box bay window to front, radiator, television point, power points.

Dining Room 11'9" x 11'7" (3.60 x 3.54)

Upvc double glazed french doors to rear & box bay window to side, radiator, power points.

Kitchen 11'8" x 9'1" (3.56 x 2.77)

Upvc double glazed windows to rear & side, eye & base level units with roll edge work surfaces, sink/drain, electric oven with separate hob & hood, space for appliances, radiator, recessed down lights, power points, door to:

Utility Room

Upvc double glazed door to side, base level units with roll edge work surfaces, sink/drain, plumbing for washing machine, cupboard housing " Potterton" boiler, extractor fan, fuse panel, radiator.

First Floor Landing

Upvc double glazed window to side, loft hatch, radiator, storage cupboard, radiator.

Bedroom 1 12'1" x 11'2" (3.69 x 3.42)

Upvc double glazed windows to front, radiator, power points, built in wardrobes, door to:

En-Suite 9'2" x 4'6" (2.81 x 1.38)

Upvc frosted double glazed windows to side, shower cubicle, low level wc & pedestal wash hand basin, towel rail, extractor fan, recessed down lights, shaver point.

Bedroom 2 9'6" x 9'8" (2.90 x 2.97)

Upvc double glazed windows to side & rear, radiator, power points.

Bedroom 3 9'6" x 7'9" (2.92 x 2.38)

Upvc double glazed windows to rear, radiator, power points.

Bedroom 4 8'1" x 7'2" (2.47 x 2.20)

Upvc double glazed windows to side & front, radiator, power points.

Bathroom 6'9" x 5'11" (2.08 x 1.82)

Upvc frosted double glazed windows to side, paneled bath with shower over, low level wc & pedestal wash hand basin, towel rail, radiator, tiled flooring, recessed down lights, extractor fan.

Rear Garden

Enclosed area which is partly paved with an area laid to lawn. cold water tap, gated rear access to garage.

Garage

Up & over door with power & lights.

Tenure

Freehold.

Services

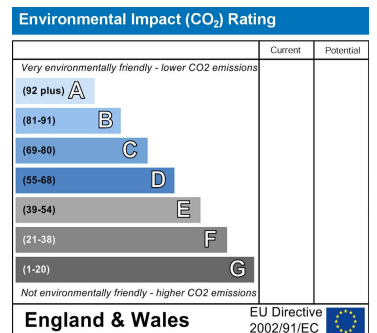
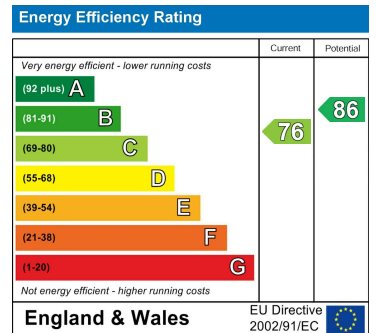
Mains water, gas, electricity & drainage.

Local Authority

Tewkesbury Borough Council- Band D

Awaiting Vendor Approval

Details are yet to be approved by the vendor and may be subject to change. Please contact the office for more information.



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.

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