



13 Tarrington Road

Tredworth, Gloucester, GL1 4PE

£225,000



Murdock & Wasley Estate Agents are pleased to present this beautifully maintained terraced home, offering three bedrooms and full of character, making it an ideal choice for those looking to step onto the property ladder. One of the standout features of this property is its south-facing rear garden, providing plenty of natural light and a perfect space for outdoor relaxation or entertaining. The home has been carefully updated to create a welcoming and comfortable living space, making it perfect for first-time buyers or families. Inside, you'll find an entrance hallway, a cozy sitting room, a dining area, a modern kitchen, a bathroom, and three bedrooms.



Entrance Hallway

Accessed via Upvc double glazed door, radiator, tiled flooring, stairs to first floor landing. Door leads off:

Lounge

Television point, data point, power point, feature fireplace with surround and log stove, space for dining table, two radiators, coving, front aspect Upvc double glazed window, rear aspect Upvc double glazed window. Door leads off:

Kitchen / Dining Area

Range of base, wall and drawer mounted units, wood worktops, 'belfast' sink with mixer tap over, oven with induction hob above and extractor hood over, space for appliances, under counter fridge and freezer, partly tiled walls, tiled flooring, radiator, side aspect Upvc double glazed windows and door that leads to garden. Door leads off:

Bathroom

Suite comprising panelled bath with shower over, low level wc, wall mounted wash hand basin with mixer tap over and storage below, radiator, tiled flooring, fully tiled walls, inset ceiling spotlights, side aspect frosted Upvc double glazed window.

First Floor Landing

Access to loft via hatch, side aspect Upvc double glazed window. Doors lead off:

Bedroom One

Power points, radiator, ornate fireplace, front aspect Upvc double glazed window

Bedroom Two

Power points, radiator, rear aspect Upvc double glazed window.

Bedroom Three

Power points, radiator, rear aspect Upvc double glazed window.

Outside

To the rear of the property there is an enclosed south facing garden that comprises of a patio suitable for table and chairs and a flat lawn enclosed by wooden fencing

Services

Mains water, gas, electricity & drainage.

Tenure

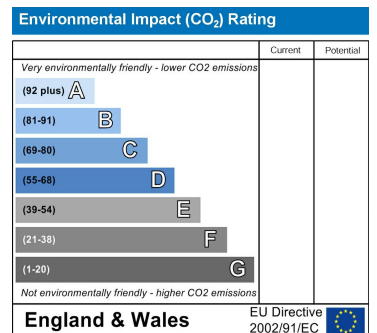
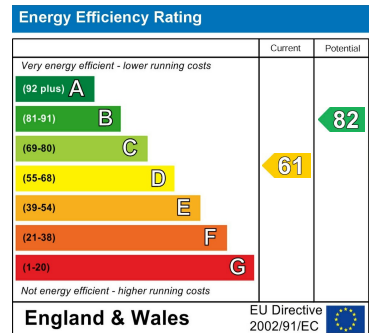
Freehold.

Local Authority

Gloucester City Council.
Council Tax Band: A

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.

95 Maidenhall, Highnam, Gloucester, GL2 8DJ email: office@mwea.co.uk

GLOUCESTER 01452 682952 FOREST OF DEAN 01594 888624 WWW.MWEA.CO.UK

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