



13 Dinglewell

Hucclecote, Gloucester, GL3 3HW

£400,000



Murdock & Wasley Estate Agents are excited to present this three-bedroom family home, now available on the open market. Located in a popular area near local amenities and a sought after primary school, this property offers both convenience and appeal.

With spacious and versatile living spaces, including three reception rooms and three generously sized double bedrooms, it's the perfect fit for a growing family. The home also features a large garden, complete with a home office/bar and a brick-built garage, offering plenty of space for work and leisure. We highly recommend scheduling a viewing to fully appreciate all that this property has to offer.



Entrance Hall

Accessed via upvc double glazed door, power points, telephone point, radiator, stairs to first floor landing. Door to:

Lounge

Tv point, telephone point, power points, radiator, feature fireplace, bespoke storage unit, wooden flooring, coving, front and side aspect upvc double glazed window.

Kitchen

Range of base, wall and drawer mounted units, roll edge worktops, stainless steel sink unit with a mixer tap over. Appliance points, power points,, eye level double oven/ grill, four ring gas hob with an extractor hood over. Integral fridge/ freezer, space for washing machine and dishwasher. Island with storage below, partly tiled walls, coving, radiator, wooden flooring, rear aspect upvc double glazed window.

Dining Room

Tv point, power points, feature open fireplace with stone surround, radiator, coving, wooden flooring, front aspect upvc double glazed window.

Conservatory

Of brick base and upvc construction with a glass roof. Power points, electric radiator, rear aspect upvc double glazed French doors leading to the garden.

Inner Hallway

Side aspect upvc double glazed door to driveway. Door to:

Cloakroom

Low level wc, wall mounted wash hand basin, radiator, side aspect upvc double glazed window.

Landing

Doors lead off:

Bedroom One

Tv point, power points, radiator, built in wardrobe, airing cupboard housing the Vaillant gas fired boiler, access to loft space, front aspect upvc double glazed window.

Bedroom Two

Tv point, power points, radiator, built in wardrobe, front aspect upvc double glazed window.

Bedroom Three

Tv point, power points, radiator, coving, side and rear aspect upvc double glazed window.

Bathroom

Suite comprising step in double shower cubicle with shower off the mains, panelled bath, vanity unit with concealed wc and wash hand basin. Heated towel rail, inset ceiling spotlights, rear aspect upvc double glazed window.

Outside

To the side of the property a tarmac driveway provides off road parking for three vehicles. This in turn leads to the:

Garage

Accessed via up 'n' over door, Power, lighting, rear aspect glazed window, door to garden.

At the rear of the property, you'll find a private, south-easterly facing garden. It features a patio area, perfect for outdoor dining and entertaining, which leads to a spacious, flat lawn. The garden is beautifully landscaped with mature trees and shrubs, including a cherry blossom and hydrangea, adding a touch of nature and charm to the space. The garden also features a:

Home Office/ Bar

Accessed via upvc double glazed doors, power points, CAT-5 internet point, electric radiator, inset ceiling spotlights.

Tenure

Freehold

Local Authority

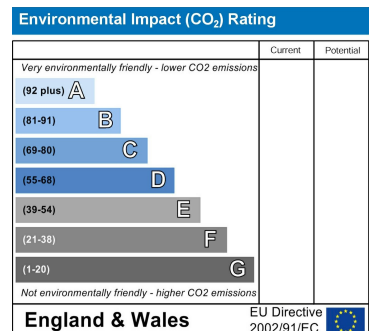
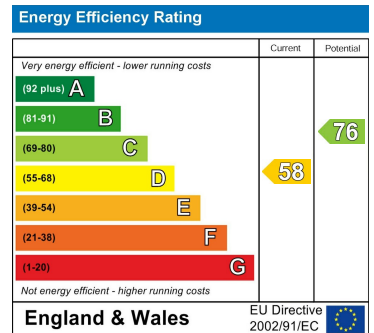
Gloucester City Council
Council Tax Band: D

Services

Mains water, gas, electricity and drainage.

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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