



17 Chosen Way

Hucclecote, Gloucester, GL3 3BH

£350,000



Murdock & Wasley Estate Agents are delighted to welcome to the open market this exceptionally presented red brick home dating back to 1908 located in the heart of Hucclecote. The property has been thoughtfully extended to provide an impressive amount of living space throughout, complemented by a stylish and modern finish.



Entrance Porch

Approached via Upvc double glazed front door, door through too:

Entrance Hallway

Approached via door, original floor tiles, stairs leading to first floor with under stairs storage cupboard, power points, doors to dining room, kitchen & open plan lounge/family area.

Dining Room

Upvc double glazed box bay window to front, television point, laminate flooring, power point, ornate fire place with surround.

Kitchen

Upvc double glazed window & door to side, eye & base level units with roll edge work tops, electric double oven with separate induction hob & hood, built in dishwasher, space for fridge/freezer, power points, exposed brickwork, recessed down lights.

Open Plan Lounge/Family Area

Upvc double glazed windows to side & Upvc double glazed sliding doors to rear, television point, two radiators, power points. Door to:

Utility Room

Upvc double glazed window & door to side, base level units with roll edge work tops, wall mounted combination boiler, plumbing & space for washing machine, radiator, door to:

Cloakroom

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

First Floor Landing

Radiator, access to loft via hatch, storage cupboards, power point, doors to all rooms.

Bedroom 1

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

Bedroom 2

Upvc double glazed windows to rear, radiator, power points, laminate flooring, built in storage cupboard.

Bedroom 3

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

Bathroom

Upvc velux double glazed window to side, panelled bath, low level wc & pedestal wash hand basin, tiled walls, towel rail.

Rear Garden

An enclosed garden which is partly paved, mainly laid to lawn, bar to rear, gated side access.

Tenure

Freehold.

Services

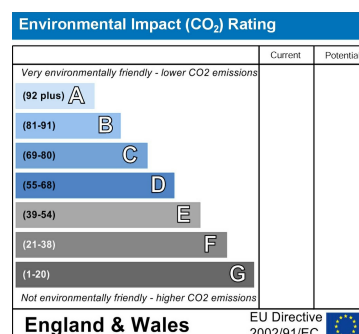
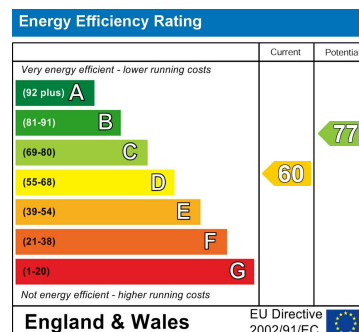
Mains water, gas, electricity & drainage.

Local Authority

Gloucester City Council- Band C

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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