



19 Cypress Gardens

Longlevens, Gloucester, GL2 0RB

£250,000



Murdock & Wasley Estate Agents are delighted to offer for sale this beautifully presented and spacious two-bedroom semi-detached home, situated in a fantastic location. Offered with no onward chain, this property is ideal for a smooth and stress-free move. Finished to an exceptional standard throughout, early viewing is highly recommended.

The ground floor comprises a welcoming entrance hallway with generous storage, a modern kitchen, and a bright and airy lounge/diner.

Upstairs, you will find two spacious double bedrooms and a recently fitted modern bathroom.

Further benefits include two allocated parking spaces and a well-maintained rear garden.



Entrance Hallway

Accessed via upvc double glazed door. Doors lead off:

Kitchen

Range of base and eye level storage units with laminate roll top worksurfaces, stainless steel one and a half bowl sink unit with single drainer and mixer tap over, part tiled walls, plumbing for washing machine, eye level oven and grill, appliance points, four ring gas hob with extractor hood over, front aspect upvc double glazed window.

Lounge

Television point, data point, power points, wall mounted radiator, stairs to first floor landing, rear aspect upvc double glazed french doors leading to garden.

Landing

Access to loft via hatch, doors lead off:

Bedroom One

Power points, wall mounted radiator, front aspect upvc double glazed windows.

Bedroom Two

Power points, wall mounted radiator, door to over stairs storage and separate storage cupboard, rear aspect upvc double glazed window.

Bathroom

Suite comprising low level wc, pedestal wash hand basin with mixer tap over, wall mounted radiator, panelled bath with mixer tap and shower over, partly tiled walls, tiled flooring, inset ceiling spotlights.

Outside

To the front of the property and flagstone path is surrounded by a small garden laid to lawn.

To the rear of the property a patio leads down to a garden laid to lawn, bordered by raised flower beds, enclosed by wooden fencing. A wooden gate provides side access.

Parking

A tarmacadam driveway leads down the side of the property leading to two allocated parking spaces.

Tenure

Freehold

Services

Mains water, gas, electricity and drainage.

Local Authority

Glocuester City Council

Tax Band: B

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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC

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