



# 7 Manley Gardens

Longlevens, Gloucester, GL2 0HY

£235,000









## **Entrance Hallway**

Approached via Upvc double glazed front door, stairs to first floor with under stairs storage space, opening to kitchen & door to lounge/diner.

#### **Kitchen**

Upvc double glazed windows to front, eye & base level units with roll edge work tops, sink/drainer, electric oven with induction hob & hood, space for appliances, wall mounted combination boiler.

## Lounge/Diner

Upvc double glazed windows & french doors to rear, television point, radiator, power points.

## **First Floor Landing**

Airing cupboard, access to loft, Upvc double glazed windows to front, doors to both rooms.

#### **Bedroom 1**

Upvc double glazed windows to rear, radiator, power points, built in wardrobe.

#### **Bedroom 2**

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

#### **Bathroom**

Upvc double glazed frosted window to front, panelled bath with shower over, low level wc & pedestal wash hand basin, partly tiled walls.

#### Rear Garden

An enclosed area which is partly paved, mainly laid to lawn, shed, gated rear access.

#### **Tenure**

Freehold.

#### **Services**

Mains water, gas, electricity & drainage.

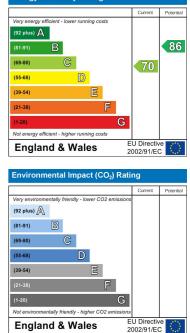
## **Local Authority**

Gloucester City Council- Band B

## **Awaiting Vendor Approval**

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





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