



86 Park Avenue

Longlevens, Gloucester, GL2 0EQ

£300,000



This three-bedroom semi-detached home is situated on a popular road in Longlevens and offers excellent potential for those looking to make it their own. While some updating is required, the property boasts generously sized rooms throughout & early viewing is advised.

On the ground floor we have: Entrance, lounge & kitchen/diner. Upstairs are three bedrooms & bathroom. Outside to the rear is a generous size garden with GARAGE & DRIVEWAY also included.



Entrance Hallway

Approached via Upvc double glazed front door, stairs leading to first floor, door through to:

Lounge 15'1 x 13'4 (4.60m x 4.06m)

Upvc double glazed windows to front, television point, radiator, power points. Door to:

Kitchen/Diner 15'1 x 9'8 (4.60m x 2.95m)

Upvc double glazed windows to rear & door to rear, eye & base level units with roll edge work tops, sink/drain, electric double oven with separate induction hob & hood, space for appliances, laminate flooring, partly tiled walls, power points, radiator.

First Floor Landing

Access to loft via hatch, doors to all rooms.

Bedroom 1 15'1 x 9'9 (4.60m x 2.97m)

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

Bedroom 2 10'1 x 8'4 (3.07m x 2.54m)

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

Bedroom 3 10'1 x 6'5 (3.07m x 1.96m)

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

Bathroom

Frosted window to side, panelled bath with shower over, low level wc & pedestal wash hand basin, tiled walls.

Rear Garden

An enclosed area which is partly paved, mainly laid to lawn, cold water tap, door to:

Garage

Up & over door with power & lighting.

Tenure

Freehold.

Services

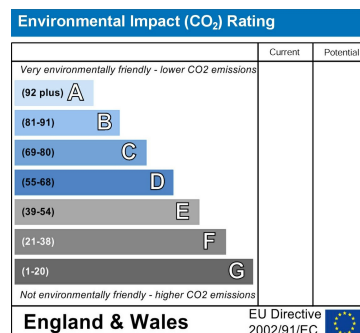
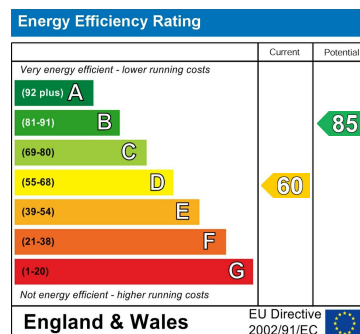
Mains water, gas, electricity & drainage.

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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10a Old Cheltenham Road, Longlevens, Gloucester, GL2 0AW email:office@mwea.co.uk

GLoucester 01452 682952 WWW.MWEA.CO.UK

Murdock & Wasley Estate Agents Ltd, Registered in England No. 12622907 at 10a Old Cheltenham Road, Longlevens, Gloucester, GL2 0AW