



 3

Bedrooms

 2

Bathrooms



- Detached House
- Lounge
- Dining Room
- Refitted Kitchen
- Utility Room
- Downstairs WC
- Three Bedrooms
- En-Suite Shower Room
- Refitted Shower Room
- UPVC Double Glazing
- Gas Central Heating
- Garage & Off Road Parking
- Rear Garden

Wilkinson SLM are delighted to offer for sale WITH NO ONWARD CHAIN a well presented detached home located on the popular Stonehills development.

From the entrance hall stairs lead to the first floor and a door to the right opens into the lounge room. In the lounge there is a feature gas fireplace and an archway leading through to the dining room. Patio doors open to the rear garden and a further door leads through to the refitted kitchen which benefits from a built in electric oven and gas hob and an integrated fridge. Off the kitchen is the utility room with doors to the rear garden and downstairs WC plus space and plumbing for a washing machine and space for a fridge freezer.

On the first floor are three bedrooms and a refitted shower room with bedroom one having the added benefit of an en-suite shower room.

This delightful home is further complimented by UPVC double glazing, gas central heating (boiler less than 2 years old), garage, off road parking and low maintenance rear garden.

Lounge 14' 3" x 12' 0" (4.34m x 3.66m)

Maximum Measurements

Dining Room 10' 10" x 7' 8" (3.30m x 2.34m)

Kitchen 10' 10" x 10' 6" (3.30m x 3.20m)

Utility Room 6' 8" x 4' 8" (2.03m x 1.42m)

Bedroom One 11' 8" x 8' 7" (3.56m x 2.62m)

Maximum Measurements

En-Suite 6' 5" x 4' 3" (1.96m x 1.30m)

Maximum Measurements

Bedroom Two 10' 11" x 8' 8" (3.33m x 2.64m)

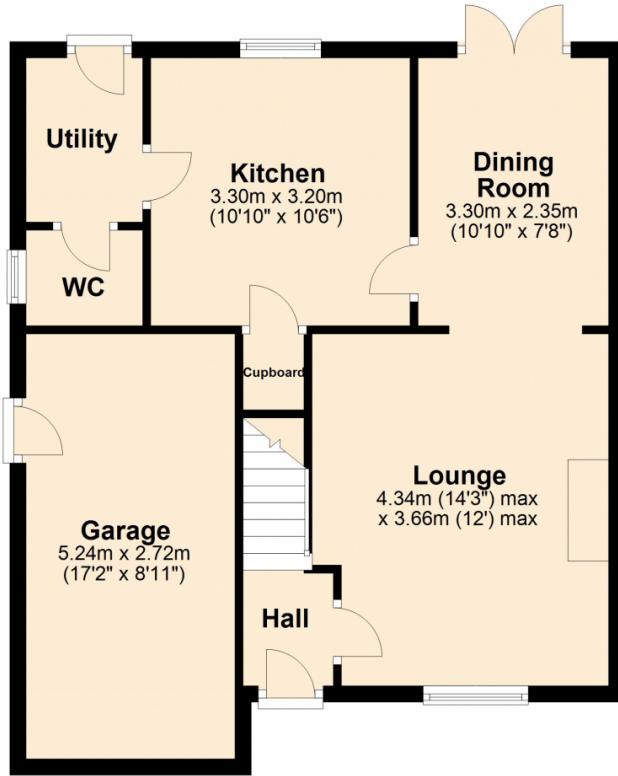
Maximum Measurements

Bedroom Three 8' 2" x 6' 6" (2.49m x 1.98m)

Shower Room 7' 1" x 5' 10" (2.16m x 1.78m)

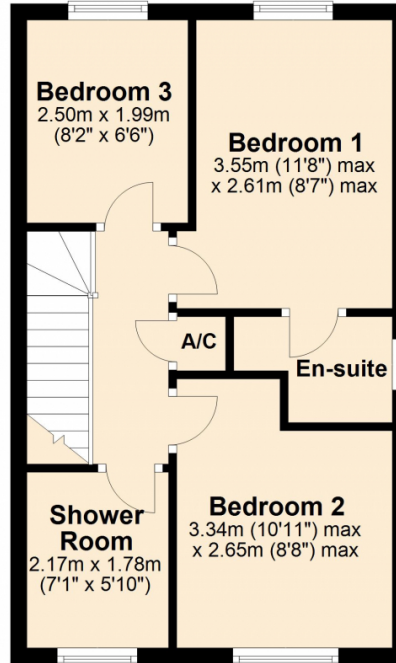
Ground Floor

Approx. 57.9 sq. metres (622.7 sq. feet)



First Floor

Approx. 34.8 sq. metres (375.1 sq. feet)



Total area: approx. 92.7 sq. metres (997.8 sq. feet)

This plan is not to scale and is for guidance only. Produced by PlanUp.
Plan produced using PlanUp.

Energy Efficiency Rating

| | Current | Potential |
|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | |
| (92+) A | | |
| (81-91) B | | 82 |
| (69-80) C | | |
| (55-68) D | 67 | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |

Address: Dukes Way, Stonehills, Tewkesbury, GL20

