

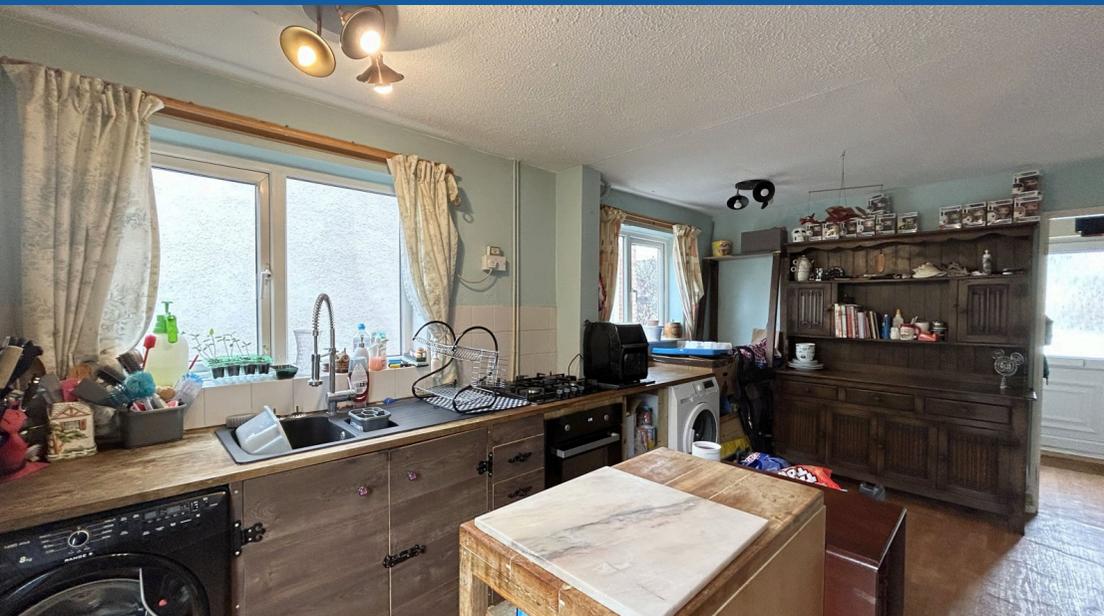


 3

Bedrooms

 1

Bathroom



- Semi Detached Home
- Front to Back Lounge
- Kitchen/Dining Room
- Three Bedrooms
- Family Bathroom & Separate WC
- Front & Rear Gardens
- UPVC Double Glazing
- Gas Central Heating

Wilkinson SLM are happy to offer for sale a family loved three bedroom semi detached home situated in Priors Park, Tewkesbury with just a short walk to Tewkesbury Town Centre.

The ground floor comprises front to back lounge with a gas fireplace and sliding doors opening to the rear garden as well as a good sized kitchen/dining room with gas hob and electric oven. A patio door from the kitchen also opens to the rear garden.

Occupying the first floor are two double bedrooms and a good sized single bedroom as well as a bathroom and separate WC. There is also an airing cupboard on the landing finishing the first floor accommodation.

The low maintenance rear garden has a patio area with steps up to the lawn. There is a useful outdoor storage shed and side gate access to the front of the property.

This lovely home is further complemented by UPVC double glazing, gas central heating and a front garden.

**Lounge** 22' 1" x 11' 0" (6.73m x 3.35m)

**Kitchen/Dining Room** 15' 7" x 10' 6" (4.75m x 3.20m)

**Bedroom One** 12' 10" x 12' 10" (3.91m x 3.91m)  
maximum measurements

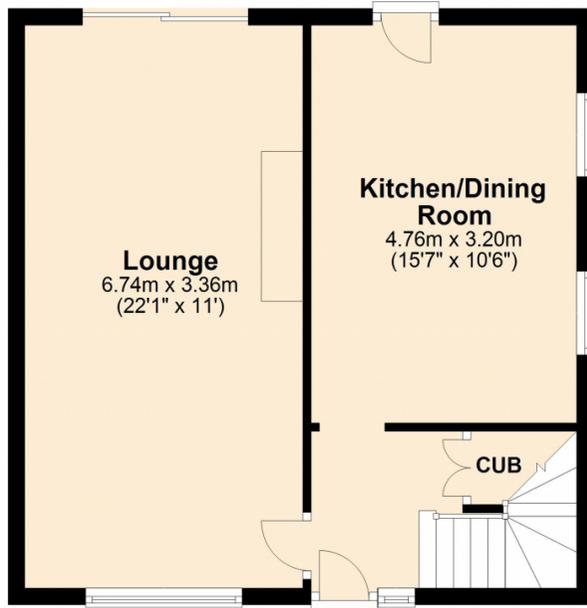
**Bedroom Two** 8' 11" x 12' 10" (2.72m x 3.91m)

**Bedroom Three** 7' 9" x 12' 3" (2.36m x 3.73m)  
maximum measurements

**Bathroom** 4' 7" x 5' 5" (1.40m x 1.65m)

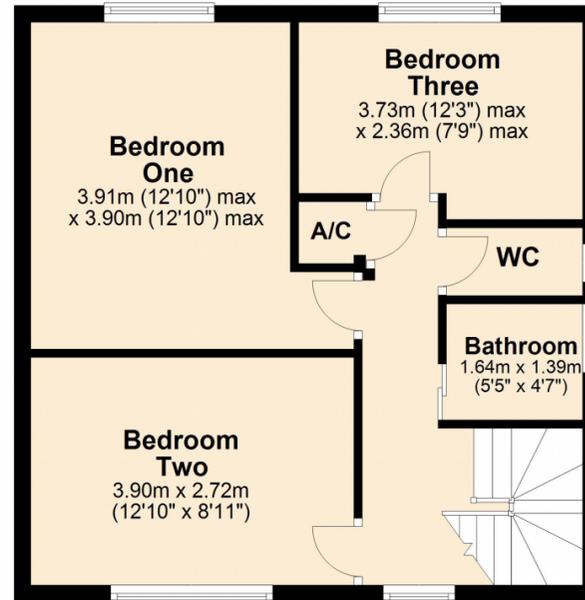
### Ground Floor

Approx. 44.9 sq. metres (482.9 sq. feet)



### First Floor

Approx. 44.9 sq. metres (482.9 sq. feet)



Total area: approx. 89.7 sq. metres (965.8 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+) <b>A</b>		
(81-91) <b>B</b>		<b>86</b>
(69-80) <b>C</b>	<b>74</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Address: 35 Despenser Road, GL20

