



 3

Bedrooms

 1

Bathroom



- Terraced House
- Dual Aspect Lounge
- Kitchen/Breakfast Room
- Dining Room/Study
- Three Bedrooms
- Bathroom
- Rear Garden
- Off Road Parking on Driveway
- Gas Central Heating
- Storage Room (Partial Garage Conversion)
- In Need of Modernisation

Wilkinson SLM are pleased to bring to market a three bedroom mid terraced home with a partial garage conversion. This home is located in the ever popular Northway development and is in need of modernisation. A home ready for you to put your own stamp on it!

Upon arrival the entrance porch has double doors to the right opening to the dual aspect lounge and sliding doors leading to the rear garden. From the lounge a door takes you to the kitchen/breakfast room with an array of base and wall units. An archway from the kitchen/breakfast room leads to the partial garage conversion which can be used for personal preference such as a dining room or study. A door then leads you back to the entrance porch, providing an effective loop of the home. Off the dining room is a door that takes you to the garage/storage room which has power and lighting.

The low maintenance rear garden can also be accessed via the patio door in the kitchen/breakfast room. There is a large patio area with the remainder laid to lawn and two useful garden sheds.

Occupying the first floor are two double bedrooms and a good sized single bedroom with all three bedrooms benefitting from built in double wardrobes. Also on the first floor is a bathroom and large storage cupboard on the landing.

This home is further complemented by gas central heating and off road parking on the driveway. Book you viewing with our office now before this one goes!

Lounge 21' 9" x 9' 5" (6.63m x 2.87m)

length - maximum measurements width - minimum measurements

Kitchen/Breakfast Room 11' 5" x 10' 10" (3.48m x 3.30m)

maximum measurements

Dining Room 10' 0" x 7' 7" (3.05m x 2.31m)

Storage Room 5' 7" x 7' 7" (1.70m x 2.31m)

Bedroom One 12' 7" x 9' 8" (3.84m x 2.95m)

maximum measurements

Bedroom Two 12' 6" x 7' 9" (3.81m x 2.36m)

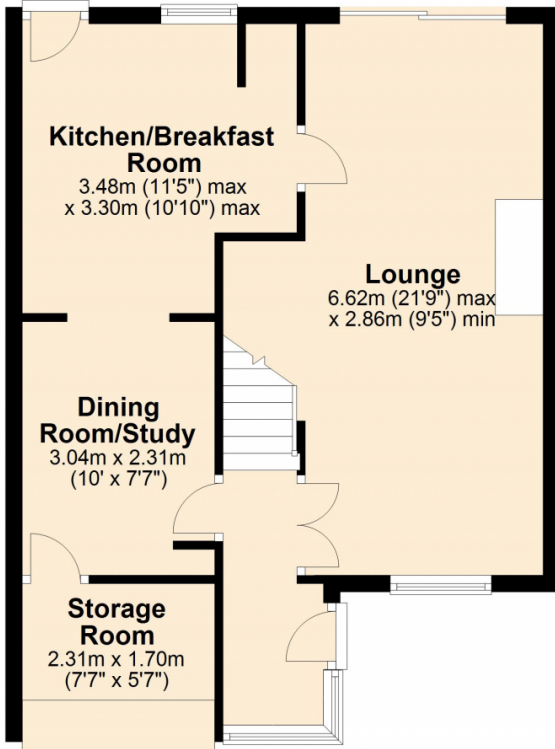
maximum measurements

Bedroom Three 8' 7" x 9' 4" (2.62m x 2.84m)

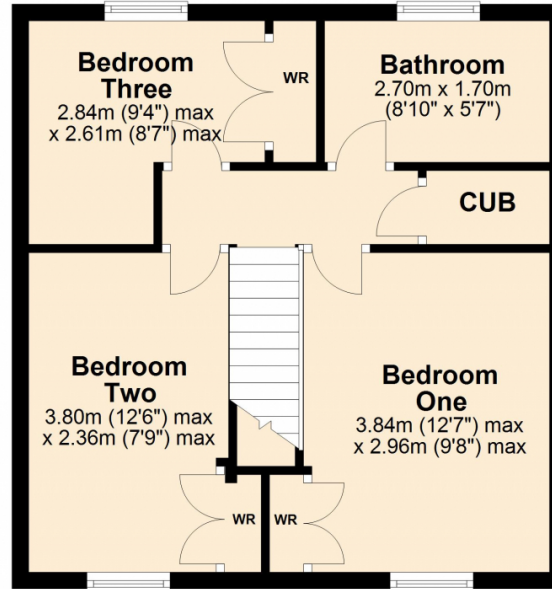
maximum measurements

Bathroom 5' 7" x 8' 10" (1.70m x 2.69m)

Ground Floor



First Floor



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		83
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

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