



 3

Bedrooms

 1

Bathroom





- Semi Detached Home
- Three Bedrooms
- Lounge
- Kitchen
- Shower Room
- Rear Garden
- Off Road Parking
- Gas Central Heating
- UPVC Double Glazing

**\*BUYERS HAVE FOUND THEIR DREAM HOME\***

Wilkinson SLM are delighted to welcome to the market a three bedroom semi-detached home which is perfect for first time buyers or families looking for a comfortable home.

Upon entering, you are greeted by a welcoming hallway that leads into a spacious lounge—an ideal setting for relaxing with family or entertaining guests. The adjacent kitchen is fitted with various base and wall units, integrated oven and hob, space for washing machine, fridge and freezer and features ample counter space perfect for cooking or baking.

The property boasts two generously-sized bedrooms and a smaller one ideal for a home office. Bedroom One is located in a charming attic conversion, providing a peaceful and private retreat. A modern shower room on the first floor adds to the convenience of this home

Outside, you'll find a small rear garden, perfect for enjoying a morning coffee or creating your own little green haven. The property also benefits from side access, making it easy to bring in bikes, garden tools, or other outdoor equipment.

Additional benefits include off-road parking, ensuring ease and security for residents and visitors alike, Gas Central Heating and UPVC double glazing.

**Lounge** 11' 2" x 12' 9" (3.40m x 3.89m)

**Kitchen** 11' 8" x 6' 10" (3.56m x 2.08m)

**Bedroom One** 15' 8" x 12' 9" (4.78m x 3.89m)

Maximum Measurements into the Eaves

**Bedroom Two** 9' 11" x 12' 9" (3.02m x 3.89m)

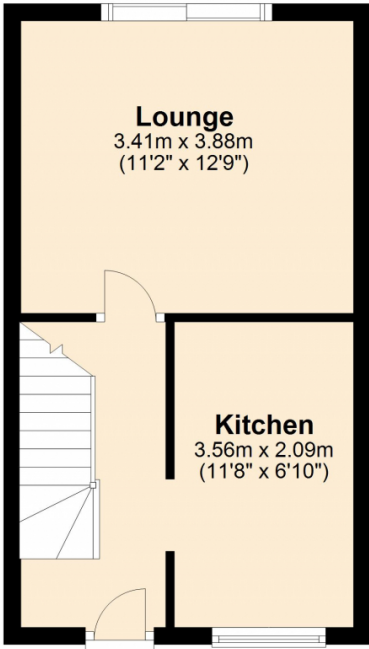
**Bedroom Three** 7' 7" x 6' 7" (2.31m x 2.01m)

**Shower Room** 5' 2" x 6' 7" (1.57m x 2.01m)



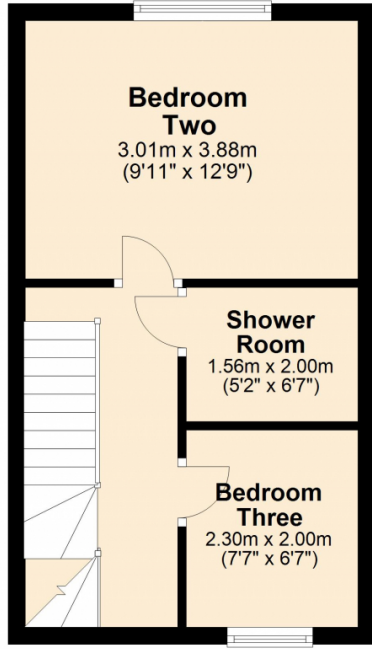
### Ground Floor

Approx. 27.5 sq. metres (295.8 sq. feet)



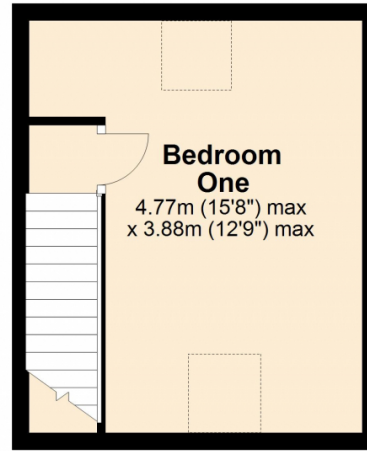
### First Floor

Approx. 27.5 sq. metres (295.8 sq. feet)



### Second Floor

Approx. 19.1 sq. metres (205.7 sq. feet)



Total area: approx. 74.1 sq. metres (797.4 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>88</b>
(69-80) <b>C</b>	<b>73</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: Dispenser Road, Tewkesbury, GL20

