



R B WALTERS
ESTATE AGENTS



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*Cornflower Way, Highnam, Gloucester,
Gloucestershire, GL2 8FH.*

£270,000

Ideally located just a short walk from the highly regarded village primary school and open countryside, this mid-terrace home offers the perfect balance of village life and convenience. Gloucester, Cheltenham, and the wider region are easily accessible, with the M5 interchange just 10 minutes away.

The ground floor features a bright living room, modern kitchen, and cloakroom. Upstairs, there are two bedrooms, including a master with en suite, plus a family bathroom. Outside, the property benefits from an enclosed rear garden with gated access, allocated parking, and additional visitor spaces.

An excellent opportunity for first-time buyers, downsizers, or investors seeking a well-connected home in a sought-after village setting.

Services

Mains Gas Central Heating

Mains Electric

Mains Water (metered)

Mains Drainage

Full Fibre Broadband Available

Hallway

Cloakroom

5' 1" x 3' 1" (1.55m x 0.94m)

Living Room

16' 0" x 12' 9" (4.87m x 3.88m)

Kitchen

12' 1" x 5' 8" (3.68m x 1.73m)

First Floor Landing

Bedroom

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

Ensuite

6' 2" x 3' 10" (1.88m x 1.17m)

Bedroom

12' 10" x 7' 10" (3.91m x 2.39m)





Bathroom

6' 2" x 5' 6" (1.88m x 1.68m)

OUTSIDE

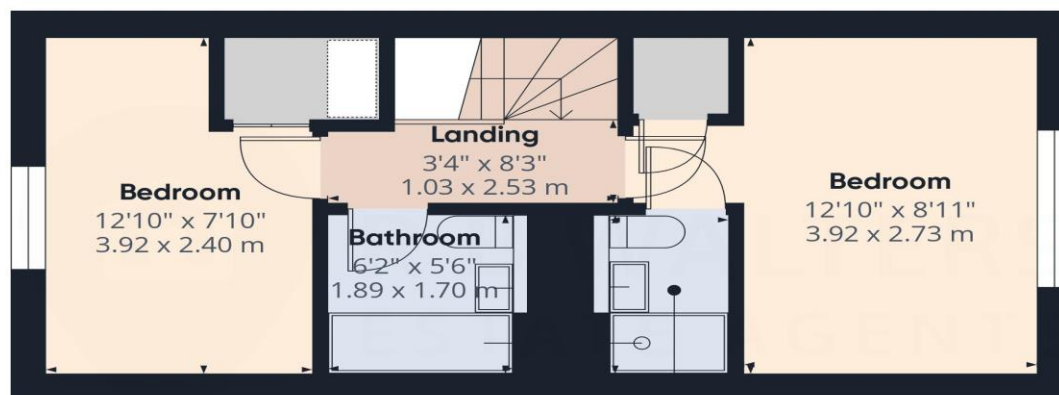
Allocated Parking

Rear Garden





Ground Floor



En Suite
6'2" x 3'10"
1.90 x 1.19 m

Floor 1

Approximate total area⁽¹⁾

685 ft²

63.6 m²

Reduced headroom

7 ft²

0.7 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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