



**Sidney Street, Gloucester GL1 4DB**

**£180,000**





## Sidney Street, Gloucester GL1 4DB

• No onward chain • Three bedroom terraced house • In need of modernisation throughout • Popular and Central Location • Private & enclosed rear garden • EPC Rating to be confirmed • Gloucester City Council - Tax Band A £1425.38 per annum

**£180,000**



Unit C Barge Arm East, Gloucester Docks, GL1 2DQ

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### Entrance Hallway

Hallway provides access to the living room as well as to the stairs leading to the first floor accommodation.

### Kitchen

The kitchen benefits from ample worktop and space for freestanding appliances. Window overlooks the side aspect whilst in-turn providing access to the bathroom.

### Living Room/ Dining Room

Spacious living room with convenient space for a dining room or study area. Window overlooks the front aspect whilst access is also provided to both the kitchen and French doors provide access to sun room.

### Sun Room

The sun room offers further living space to the property providing views across the garden.

### Bathroom

White suite family bathroom comprises of w.c, wash hand basin, bath and separate shower. Window with frosted glass overlooking the rear aspect.

### Landing

Access is provided to all three bedrooms.

### Bedroom One

Spacious double bedroom with window overlooking the front aspect.

### Bedroom Two

Double bedroom with window overlooking the rear aspect.

### Bedroom Three

Double bedroom with window overlooking the rear aspect.

### Outside

Access provided from the sun room to the low maintenance lawned garden with fenced borders. Gated access from the garden provides access to Alfred Street.

### Location

Conveniently located on the outskirts of Gloucester City Centre, Sidney Street is located within an active and vibrant community with a short walking distance from the town centre, whilst offering various immediate amenities to include food stores, public houses, places of religious worship, barbers and doctors surgery. A short distance from Sidney Street, there are further amenities including both primary and secondary schools alongside transport links to include the newly developed bus station and train station which offers direct links to Birmingham, Bristol and London Paddington.

### Material Information

Tenure: Freehold.

Local Authority and Rates: Gloucester City Council Tax Band A (£1425.38 per annum)

Electricity supply: Mains.

Water supply: Mains.

Sewerage: Mains.

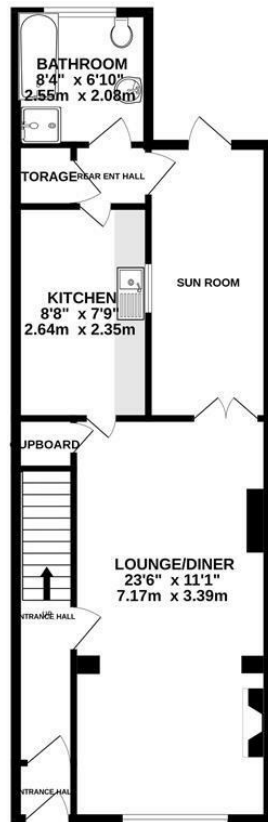
Heating: Gas central heating.

Broadband speed: Standard 7 Mbps, Superfast 51 Mbps, Ultrafast 1000 Mbps- Highest available download speed

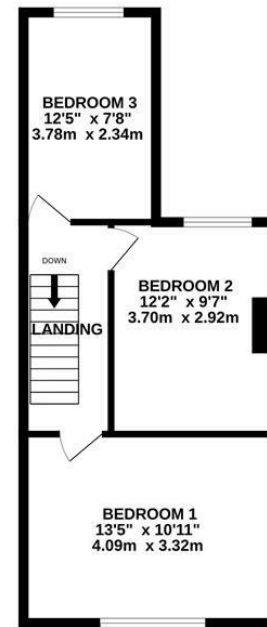
Mobile phone coverage: Openreach, Virgin Media



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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