



The Stockyards, Market Place, Gloucester Gloucestershire GL1 2AL

£145,000

- Two Double Bedrooms
- Ensuite Shower Room To Main Bedroom
- Lounge With Juliet Balcony
- Double Glazing
- Allocated Parking For One Car
- Fitted Kitchen with Built In White Goods
- Fitted Wardrobes
- No Onward Chain

The Property

****CHAIN FREE - AN IDEAL INVESTMENT OR FIRST-TIME BUY****

TG Sales & Lettings are pleased to present this two-bedroom top-floor apartment in this popular part of St Oswald's. Located close to all local amenities and within easy access of major road networks, this would be make a fabulous first time or investment buy.

Step inside and you will find a large open plan lounge/diner with a separate modern fitted kitchen which includes a cooker/hob, fridge/freezer and washer/dryer, bedroom one with an en-suite shower room, a second double bedroom and a main bathroom with a shower. Both bedrooms have the benefit of built-in wardrobes.

It benefits from gas central heating and double glazing throughout and offers one allocated parking space.

Available now with NO ONWARD CHAIN, This property would suit a first-time buyer or investor with a potential income of £825.00pcm. Leasehold: 125 Years From 1st January 2008 Charges: Management Fee: Approx £1300.00 pa to Mainstay property Ground Rent- Approx £225.00 py



Situation

The Stockyards is located on the perimeter of the St Oswalds retail park which offers an array of shops including a gym and a Tesco supermarket. The development is also within a short distance of the City Centre and the popular Gloucester Quays where you will find an abundance of further shops, bars, restaurants and various other local attractions and amenities.

Directions

SATNAV postcode GL1 2AL

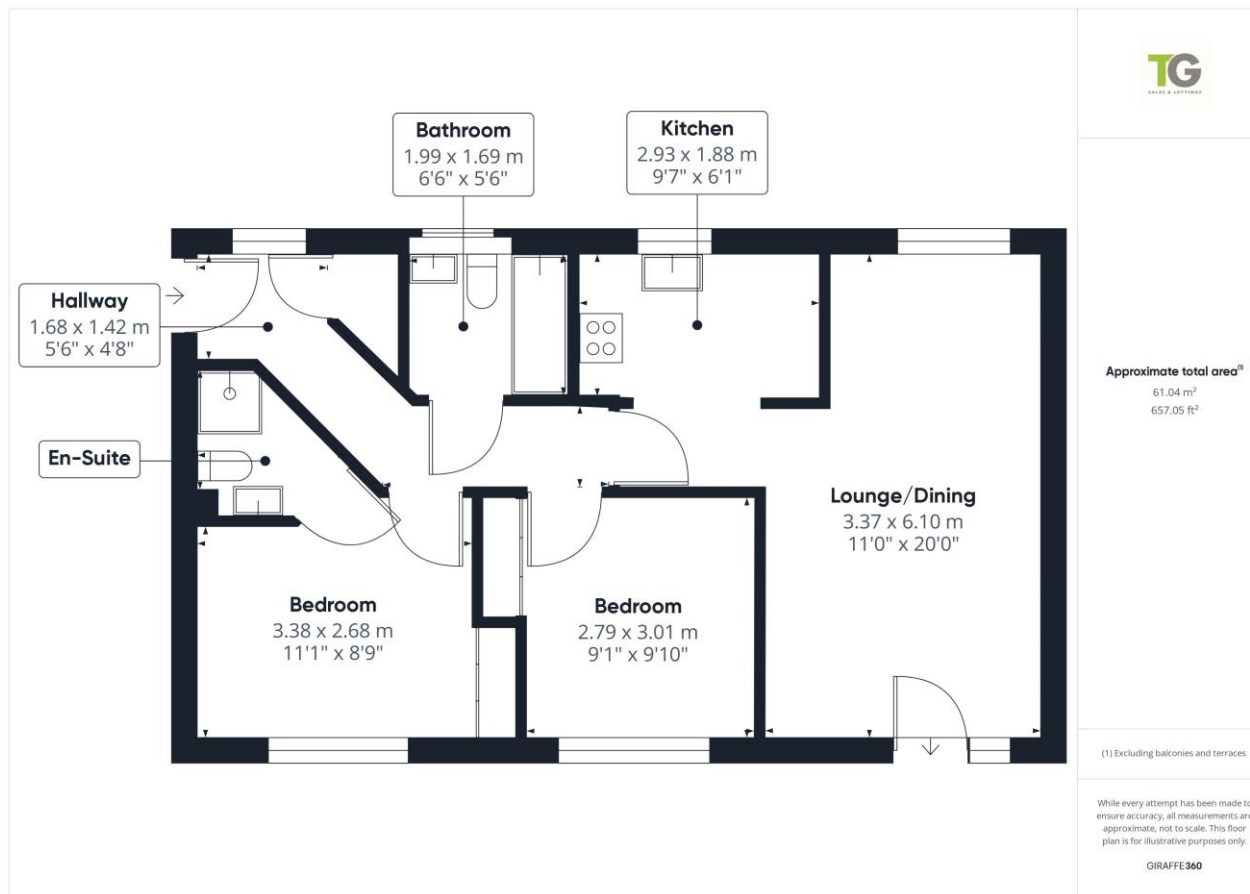
Tenure Leasehold

Local Authority Gloucester

Services Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property.

Council tax band B





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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	82	83
	EU Directive 2002/91/EC	

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