

TG

SALES & LETTINGS



Seymour Road, Linden, Gloucester
Gloucestershire GL1 5HH

£400,000

- Detached Property
- Retail space
- Four Double Bedrooms
- Recently refurbished
- Large Garage/Workshop
- Off Road Parking
- Three Bathrooms
- Great Investment

The Property

****Family Home Complete with Retail Space****

TG Sales is delighted to offer 'for sale' a stunning family home in a great location! This fantastic four-bedroom home boasts a modern luxury feel and is situated in the sought-after area of Linden; with the additional benefits of a commercial shop/office, it is ideally located close to the historic Gloucester Quays and other local amenities, including great primary and secondary schools.

Presented in immaculate condition, step inside the hallway, where you are met by a beautiful, tiled floor. This floor offers a welcoming feel and contains the door to the kitchen, downstairs cloakroom and large storage cupboard. From here, you enter the modern fitted kitchen, which has a large island and access to the garden. The adjacent dining room benefits from a large focal point brick fireplace containing a log burner. Continue out into the hallway; this gives access to the stairs to the first floor and the cosy family lounge. A further cloakroom provides access to the retail area, which has a modern kitchen and an ample open-plan office/retail space currently used as a hairdresser.

On the first floor, you will find a large master bedroom with a walk-in wardrobe and a shower room adjacent. Three additional double bedrooms and a family bathroom with a modern suite complete the first floor.

Step outside to the rear garden. There is a patio with a small area of lawn. To the side is access to the garage, which has double gates to allow vehicle access if required for off-road parking. The property is warmed by gas central heating and benefits from double glazing.

This fantastic property must be viewed to be fully appreciated.



Situation

Situated in the popular location of Linden with excellent links to the City Centre. Linden boasts a wealth of local amenities including doctors, dentist, a range of local stores, Linden Primary School and the nearby Ribston Hall High School. The City Centre is approximately a mile away, where you can unlock all the benefits of City Centre living. Gloucester continues to grow with the Gloucester Quays development, being a very popular lure to the City. The public transport links run a regular service throughout the City and Gloucester Railway Station links to Cheltenham, Stroud and Bristol. With regular trains running to London Paddington taking approximately two hours. The M5 motorway provides excellent access travelling Northbound and Southbound.

Directions

SATNAV postcode GL1 5HH

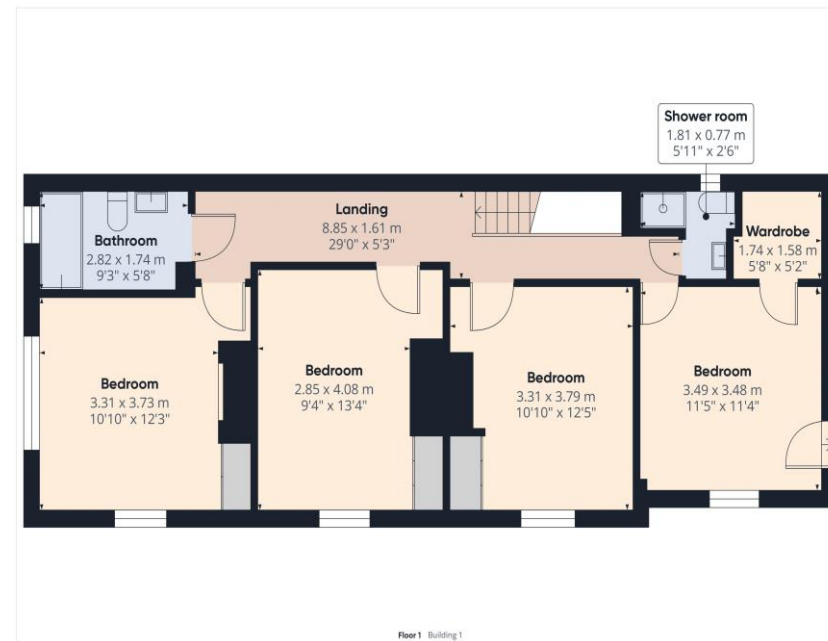
Tenure Freehold

Local Authority Gloucester

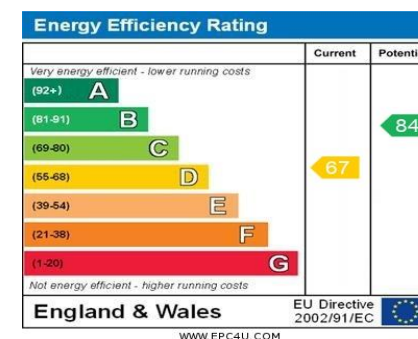
Services Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property.

Council tax band B





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