

Arrowsmith Drive, , Stonehouse Gloucestershire GL10 2OS

£340,000

Garage and driveway ٠

AFTER STONEHOUSE LOCATION**

- Modernised throughout
- Fantastic links to schools and amenities •
- Kitchen/Diner •

The Property



TG Sales are pleased to bring to the market a modernised three-bedroomed semidetached family home with garage and driveway parking located in Arrowsmith Drive, Stonehouse. Ground floor accommodation consists of entrance hallway, with downstairs cloakroom to the left, leading on into a spacious lounge with storage cupboard. To the rear of the property is a modern kitchen/diner with breakfast bar and patio doors leading out to the garden, making this an ideal space for entertaining. The kitchen offers integrated appliances consisting of fridge/freezer, dishwasher and washing machine. Upstairs are two double bedrooms, with the master providing fitted wardrobes, along with a third single bedroom and the family bathroom with bath and overhead shower. The landing space also offers two sizeable storage cupboards. Outside, this family home provides a spacious rear garden with patio area, along with access to the garage which is equipped with power. To the side of the property is a driveway offering off road parking for multiple vehicles.

**BEAUTIFULLY PRESENTED THREE-BEDROOMED SEMI-DETACHED HOME IN SOUGHT

Situation

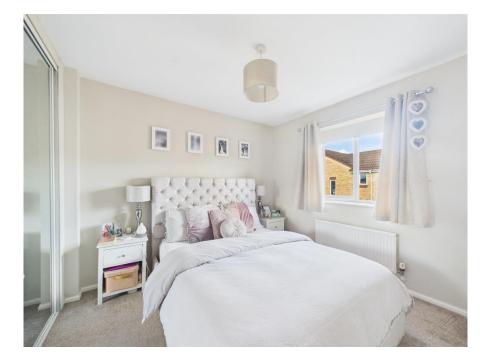
Stonehouse is a town in the Stroud District of Gloucestershire in the southwest of England. The town centre is 2.5 miles east of the M5 motorway, junction 13. Stonehouse railway station has a regular train service to London. Stonehouse offers useful access to shops, restaurants and other amenities.

Directions

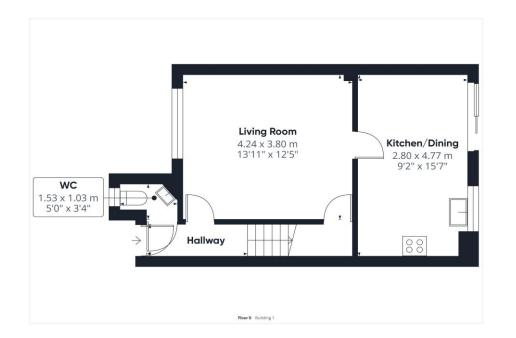
SATNAV postcode GL10 2QS

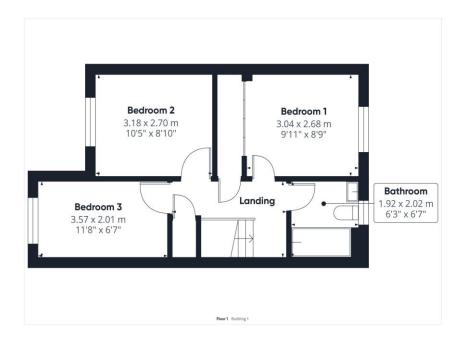
Tenure Freehold Local Authority Stroud Services Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property. Council tax band C











Current Potential

83

Energy Efficiency Rating **Head Office** Very energy efficient - lower running costs **TG Sales & Lettings** (92+) 🗛 81.91 48 Stroud Road 69-80 (55-68) Gloucester (39-54) Gloucestershire (21-38) GL1 5AJ Not energy efficient - higher running costs EU Directive 2002/91/EC **England & Wales** Tel: 01452 311776 SALES & LETTINGS WWW.EPC4U.COM **Email:** info@tgres.co.uk Website: www.tgres.co.uk

T G Sales & Lettings and any parties they are acting for hereby give you notice that: These details are for guidance only and cannot guarantee the accuracy of any description, dimension, condition or any required permission for occupation and use. It is not company policy to test any services or appliances in properties offered for sale and these should be verified by the purchaser's solicitors. T G Sales & Lettings will not be liable for any loss arising from the use of these details. No responsibility is taken for any errors, omissions or misstatements within these particulars. It should not be assumed that the property has all the necessary planning, building regulation or other consents. These particulars do not form any part of any offer or contract and must not be relied upon as statements or representations of fact. Buyers are advised to seek advice from their legal representation. T G Sales & Lettings is a limited liability partnership registered in England and Wales. Registered Number: 9763381 Registered Office: 48 Stroud Road, Gloucester, Gloucestershire, GL1 5AJ.