



Boughton Way, Gloucester

Leasehold

£145,000

**18 Boughton Way, Gloucester,
Gloucestershire, GL4 4PG**

£145,000

Leasehold. Council Tax Band B



2 Bedrooms



2 Bathrooms



1 Receptions

Features

- * Top Floor Flat
- * Two Double Bedrooms
- * Chain Free
- * Ensuite Shower Room
- * Open Plan Living and Kitchen
- * Off Road Parking
- * EPC D
- * Council Tax Band B

Michael Tuck Estate and Letting Agents

2 Mead Road Abbeymead Gloucester Gloucestershire GL4 5GL

01452 612020

estates.abbeymead@michaeltuck.co.uk

www.michaeltuck.co.uk

The Property

*** Top Floor Flat, Chain Free, Two Double Bedrooms, Ensuite ***

Located in a popular and convenient area of Gloucester, this well-presented top floor apartment offers modern living within easy reach of local amenities, transport links, and green spaces. Internally, the property features an entrance hall leading to a spacious open plan living room, kitchen, and dining area, perfect for entertaining or relaxing. The master bedroom benefits from a private ensuite shower room, while the second bedroom is also a well-sized double. A contemporary main bathroom completes the internal layout. Further benefits include off-road parking and double glazing throughout. This fantastic property would make an ideal first-time buy, investment opportunity, or low-maintenance home for professionals. Potential rental value of £925pcm. Please contact Michael Tuck Lettings in Abbeymead for further information. Early viewing is highly recommended 01452 612020.

Entrance Hall

Bedroom One 11' 0" x 8' 9" (3.35m x 2.66m)

Ensuite 6' 6" x 4' 9" (1.98m x 1.45m)

Bedroom Two 15' 3" x 8' 9" (4.64m x 2.66m)

Lounge/Diner/ Kitchen 15' 4" x 15' 1" (4.67m x 4.59m)

Bathroom 7' 3" x 6' 3" (2.21m x 1.90m)

Additional Information

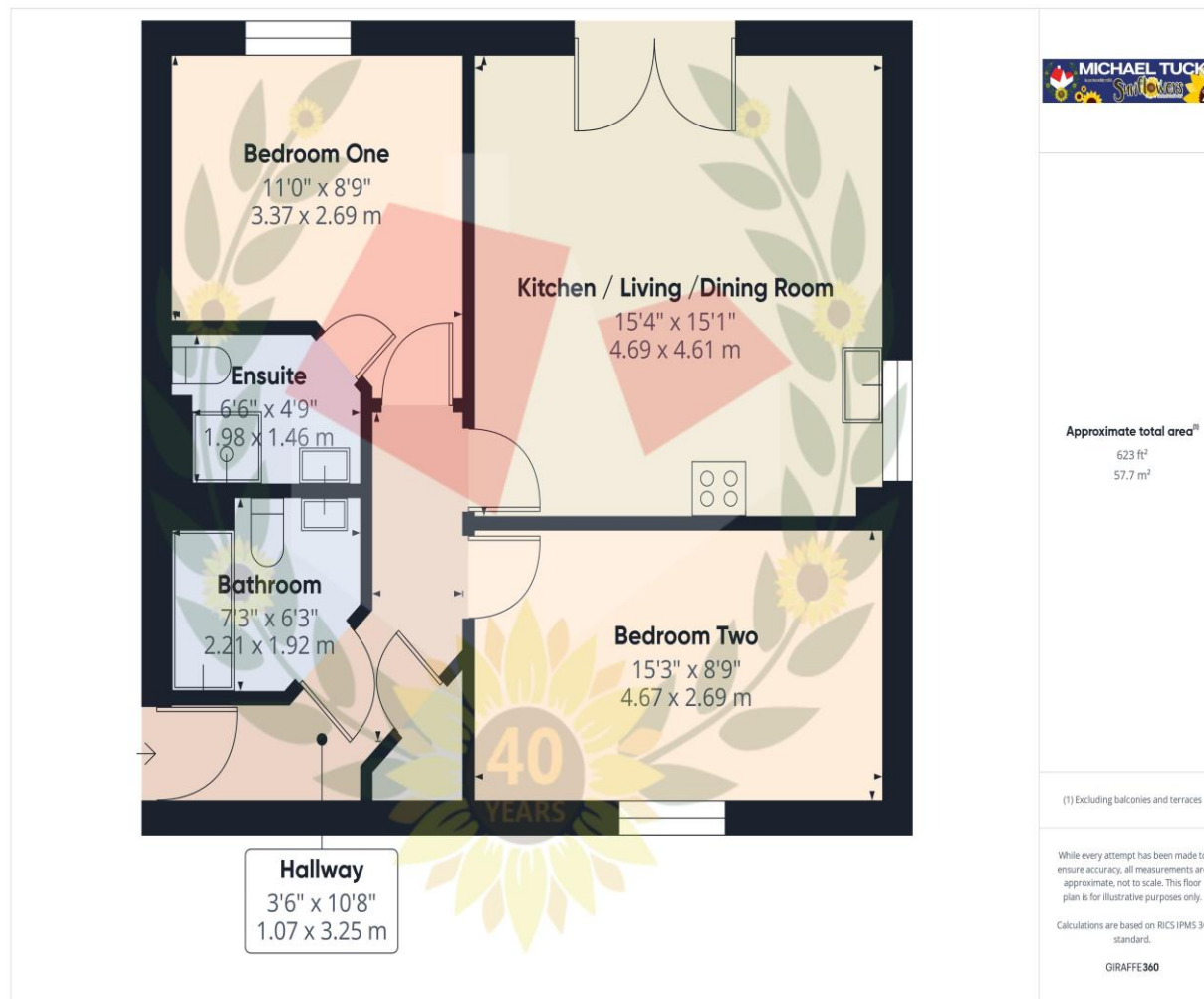
Tenure Leasehold

- 125 Year Lease from 2007
- Ground Rent £250 per annum rising £100 every 10 years
- Service charge £1731.92 per annum









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