



MICHAEL TUCK
ESTATE & LETTING AGENTS



33 Lichfield Road, Gloucester

Gloucester

£290,000

33 Lichfield Road

Gloucester, Gloucester

Three-bedroom semi-detached home is offered to the market with no onward chain and provides generous living space throughout. The property features a spacious lounge leading into a bright conservatory, a fitted kitchen with the added convenience of a utility room, and a downstairs shower room.

Upstairs, you'll find three well-proportioned bedrooms which provide ample family accommodation plus a family bathroom. Externally, the property boasts a large west-facing rear garden, perfect for enjoying the afternoon sun, as well as occupying a large outbuilding.

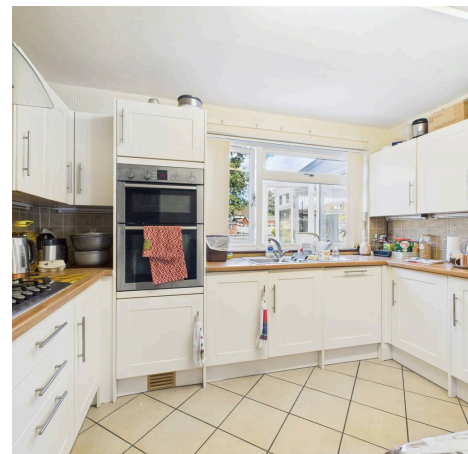
Property for sale through Michael Tuck Estate Agents. Approximate rental value of £1,300pcm, please contact Michael Tuck Lettings in Abbeymead for more details.

We highly advise a viewing, to Arrange yours call us today on 01452 612020.

Council Tax band: TBD

Tenure: Freehold

- NO ONWARD CHAIN
- SHOWER ROOM PLUS BATHROOM
- CONSERVATORY
- LARGE WEST FACING GARDEN
- OFF ROAD PAKING
- OUTBUILDING
- CLOSE TO LOCAL AMENITIES
- EPC TBC



Hallway

Lounge

17' 11" x 11' 2" (5.46m x 3.40m)

Conservatory

8' 6" x 10' 11" (2.59m x 3.33m)

Kitchen

11' 0" x 11' 8" (3.35m x 3.56m)

Utility Room

8' 6" x 5' 9" (2.59m x 1.75m)

Shower Room

5' 10" x 5' 10" (1.78m x 1.78m)

First Floor Landing

Bedroom 1

11' 1" x 11' 7" (3.38m x 3.53m)

Bedroom 2

9' 6" x 11' 1" (2.90m x 3.38m)

Bedroom 3

7' 11" x 8' 11" (2.41m x 2.72m)

Bathroom

6' 4" x 5' 6" (1.93m x 1.68m)





Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

1159 ft²

107.8 m²

Reduced headroom

11 ft²

1 m²

(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Michael Tuck Estate & Letting Agents

2 Mead Road, Abbeymead - GL4 5GL

01452 612020 • estates.abbeymead@michaeltuck.co.uk • www.michaeltuck.co.uk/



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