



Eastern Avenue, Gloucester

Freehold

Offers in Excess of £215,000



**17 Eastern Avenue, Gloucester,  
Gloucestershire, GL4 6PD**

**Offers in Excess of £215,000**

Freehold. Council Tax Band A



**3 Bedrooms**



**1 Bathrooms**



**1 Receptions**

### Features

\*Upvc Double Glazing \* Off Road Parking For Two Cars

\*Gas Central Heating \*Large Enclosed Rear Garden

\*Kitchen/Diner \* Viewing Advised

\*Well Presented \* Energy Rating TBC

\* \*

### Michael Tuck Estate and Letting Agents

1 School Lane Quedgeley Gloucester Gloucestershire GL2 4PJ

01452 543200

estates.quedgeley@michaeltuck.co.uk

[www.michaeltuck.co.uk](http://www.michaeltuck.co.uk)

### The Property

Well Presented Three Bedroom Terraced Home Located In Eastern Avenue, Gloucester With Off Road Parking For Two Cars.

The accommodation on the ground floor; Entrance porch, living room & kitchen/diner. On the top floor we have; three bedrooms & family bathroom.

Further benefits include; Gas central heating, upvc double glazing, off road parking for two cars & a large summer house with power & lighting!

Property for sale through Michael Tuck Estate Agents. Approximate potential rental value of £995pcm , please contact Michael Tuck Lettings in Gloucester for more details.

Call us today to arrange your viewing on 01452 543200!

### Entrance Porch

**Living Room** 17' 0" x 10' 1" (5.18m x 3.07m)

**Kitchen/Diner** 13' 9" x 9' 3" (4.19m x 2.82m)  
**Landing**

**Bedroom One** 12' 4" x 9' 3" (3.76m x 2.82m)

**Bedroom Two** 10' 3" x 8' 5" (3.12m x 2.56m)

**Bedroom Three** 7' 2" x 6' 4" (2.18m x 1.93m)

**Bathroom** 5' 10" x 4' 11" (1.78m x 1.50m)

### Rear Garden

### Driveway

### Additional Information

Additional Information provided by vendor:

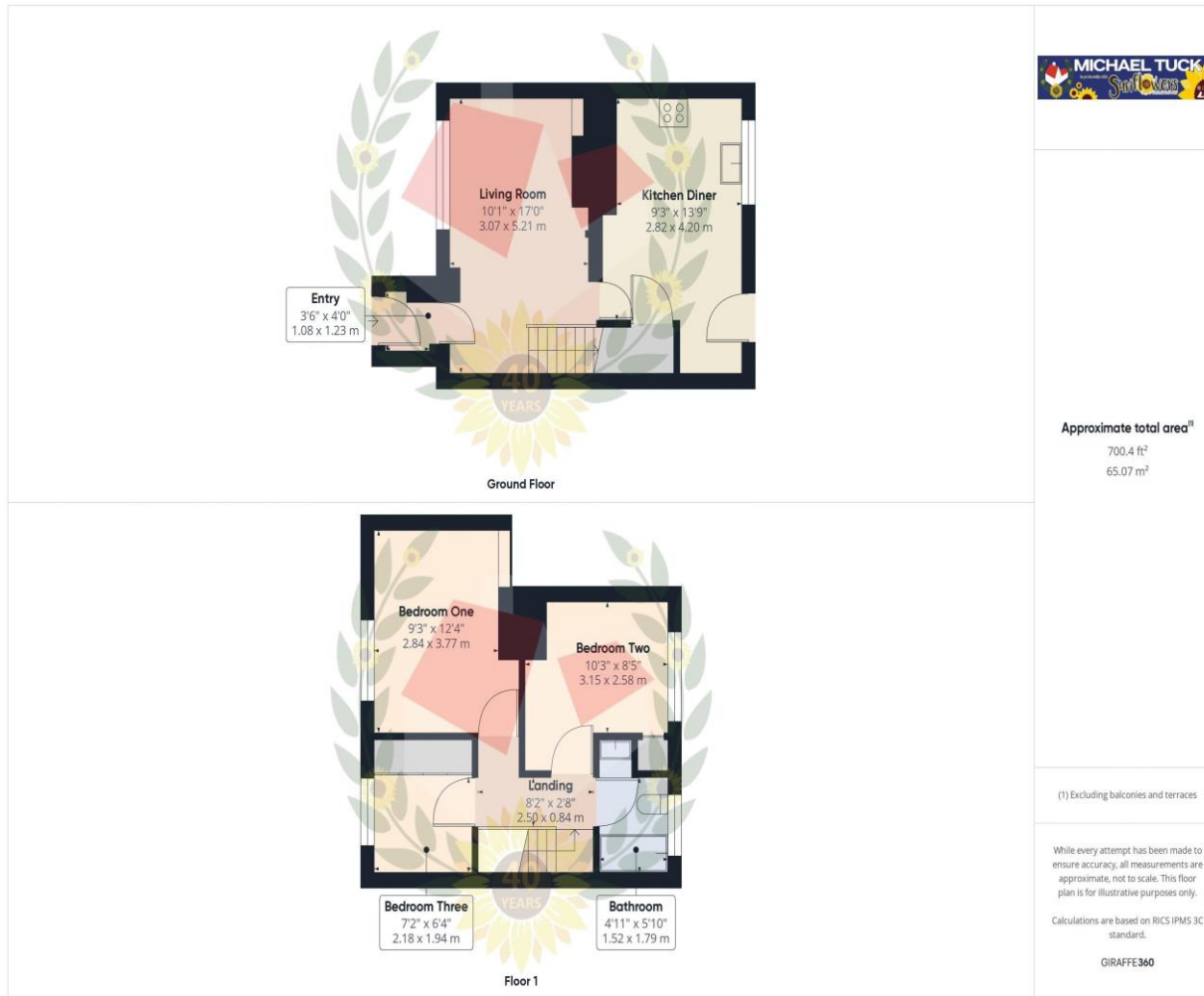
Utilities • Electricity – mains • Gas – mains • Water – mains • Sewerage – mains • Broadband – fibre to cabinet











**FOR ILLUSTRATIVE PURPOSES ONLY – NOT TO SCALE**

The position and size of doors, windows, appliances, and other features are approximate only.  
Unauthorised reproduction prohibited

**Important notice:** Michael Tuck, its clients and any joints give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representation of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Michael Tuck have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

