



**Chivenor Way, Kingsway, Gloucester**  
Freehold

**Offers Over £300,000**



**71 Chivenor Way Kingsway,  
Quedgeley, Gloucester,  
Gloucestershire, GL2 2BG**

## Offers Over £300,000

Freehold. Council Tax Band C



**3 Bedrooms**



**2 Bathrooms**



**2 Receptions**

## Features

\*Upvc Double Glazing \* Two Reception Rooms  
\*Utility Room \*Gas Central Heating  
\*Garage & Parking \* Double Fronted  
\*Three Good Sized Bedrooms \* Energy Rating C  
\* \*

## Michael Tuck Estate and Letting Agents

1 School Lane Quedgeley Gloucester Gloucestershire GL2 4PJ

01452 543200

[estates.quedgeley@michaeltuck.co.uk](mailto:estates.quedgeley@michaeltuck.co.uk)

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

## The Property

Large DOUBLE Fronted Semi-Detached Home  
Built By Bryant Homes to the "Doniford Design"  
Located In Chivenor Way, Kingsway.

The accommodation on the ground floor;  
Entrance hall, living room, cloakroom,  
kitchen/diner & utility room.

On the top floor we have; three GOOD sized  
bedrooms with built in wardrobes in each room &  
family bathroom.

Further benefits include; Upvc double glazing, gas  
central heating, a southeast facing garden, en-  
suite to bedroom one, off road parking & single  
part converted garage!

Call us today to arrange your viewing on 01452  
543200.

**Entrance Hallway** 7' 1" x 6' 2" (2.16m x 1.88m)

**Living Room** 16' 11" x 9' 11" (5.15m x 3.02m)

**Cloakroom** 5' 11" x 3' 1" (1.80m x 0.94m)

**Kitchen/Diner** 16' 11" x 9' 11" (5.15m x 3.02m)

**Utility Room** 6' 4" x 5' 2" (1.93m x 1.57m)

**Bedroom One** 10' 7" x 10' 3" (3.22m x 3.12m)

**En-suite** 7' 2" x 4' 8" (2.18m x 1.42m)

**Bedroom Two** 11' 0" x 8' 0" (3.35m x 2.44m)

**Bedroom Three** 10' 10" x 6' 5" (3.30m x 1.95m)

**Rear Garden**

**Part Converted Garage & Driveway** 12' 0" x 8' 0"  
(3.65m x 2.44m)

## Additional Information

Additional Information provided by vendor:

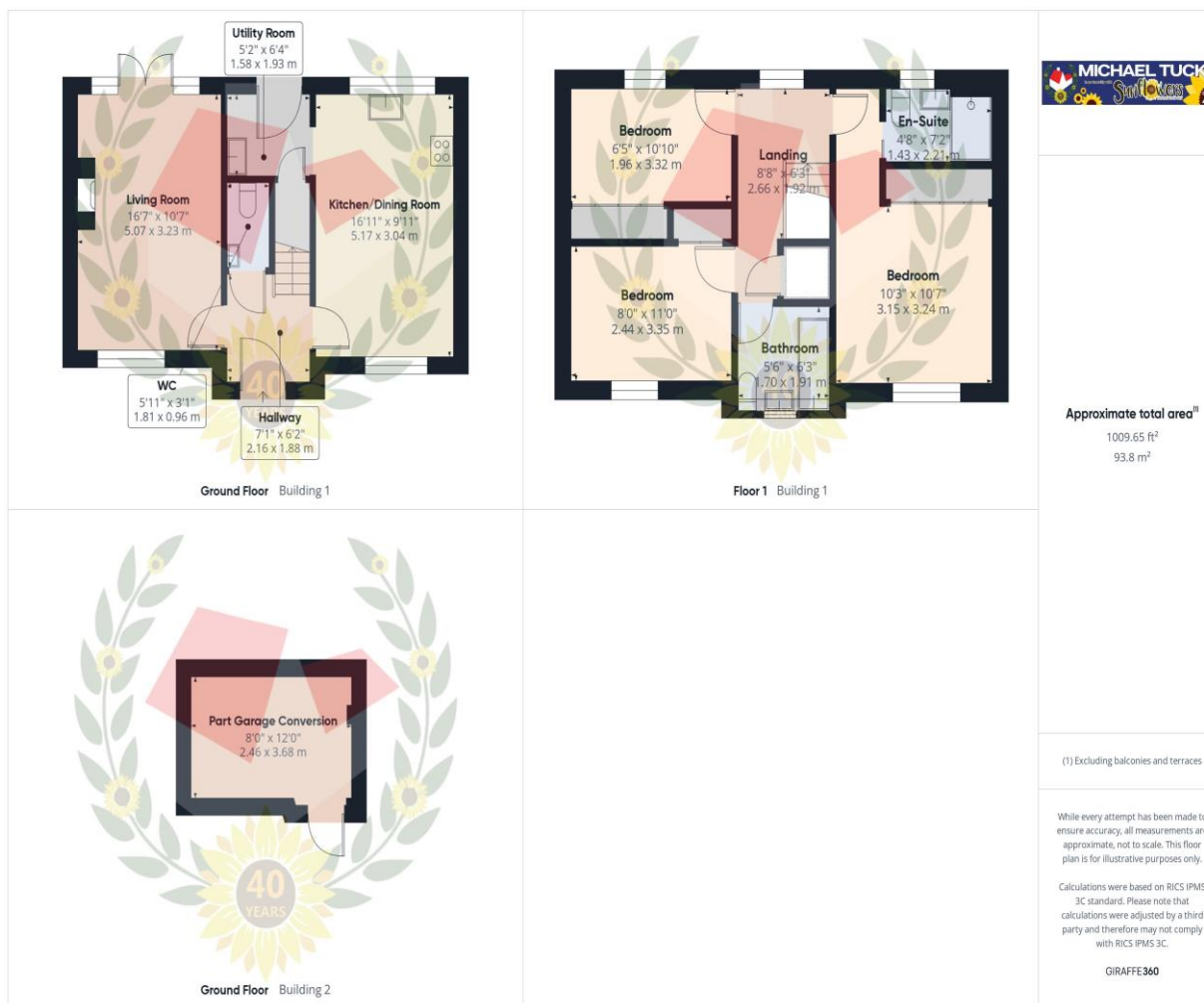
Utilities • Electricity – mains • Gas –  
mains • Water – mains • Sewerage – mains •  
Broadband – copper wire











### 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.

