



MICHAEL TUCK
ESTATE & LETTING AGENTS



17 Estcourt Road, Gloucester

Gloucester

£330,000

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Gloucester, Gloucester

We are delighted to bring to the market a RENOVATION Project on the highly sought after ESTCOURT ROAD available with NO ONWARD CHAIN This Detached BUNGALOW comprises of Entrance Hall, Lounge Diner, Kitchen, Two DOUBLE Bedrooms and Bathroom.

Benefits include UPVC Double Glazing and Gas Central Heating.

Externally are Gardens to front and rear and driveway parking for several cars.

This is a rare opportunity for an incoming buyer to put their own stamp on a property on one of Gloucester's PREMIER Roads, so call us now 01452 543200 to arrange a viewing

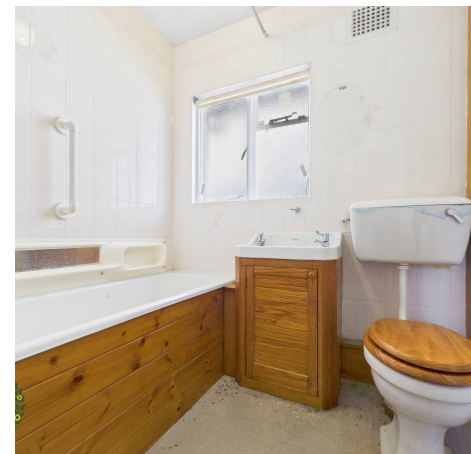
Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: F

- NO ONWARD CHAIN
- Two Bedrooms
- Detached Bungalow
- Bathroom
- Rear Gardens
- Energy Rating E40
- Renovation Project
- Driveway Parking To Front
- Lounge Diner & Kitchen



Entrance Porch

Dimensions: 4' 7" x 2' 7" (1.40m x 0.79m).

Entrance Hall

Dimensions: 17' 9" x 3' 10" (5.41m x 1.17m).

Lounge Diner

Dimensions: 15' 7" x 13' 11" (4.75m x 4.24m).

Kitchen

Dimensions: 9' 11" x 9' 7" (3.02m x 2.92m).

Master Bedroom

Dimensions: 13' 11" x 13' 7" (4.24m x 4.14m).

Bedroom Two

Dimensions: 11' 11" x 11' 11" (3.63m x 3.63m).

Bathroom

Dimensions: 6' 7" x 6' 0" (2.01m x 1.83m).

WC

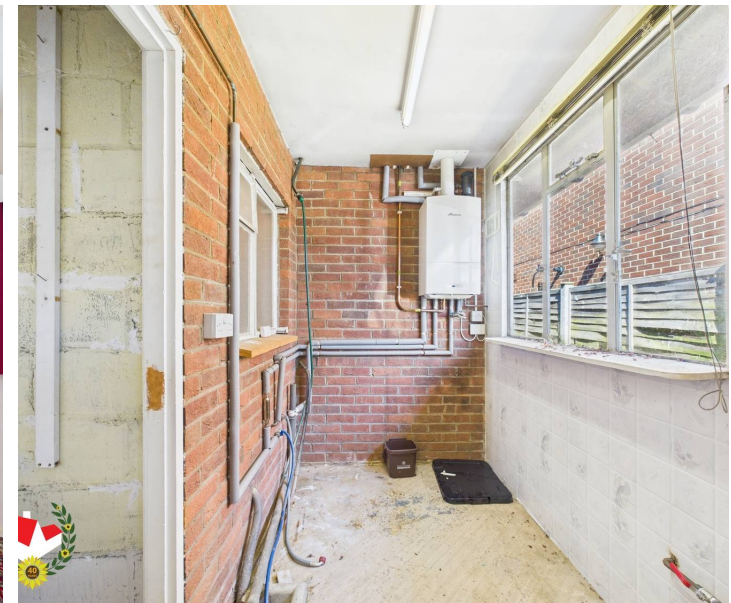
Dimensions: 5' 1" x 4' 2" (1.55m x 1.27m).

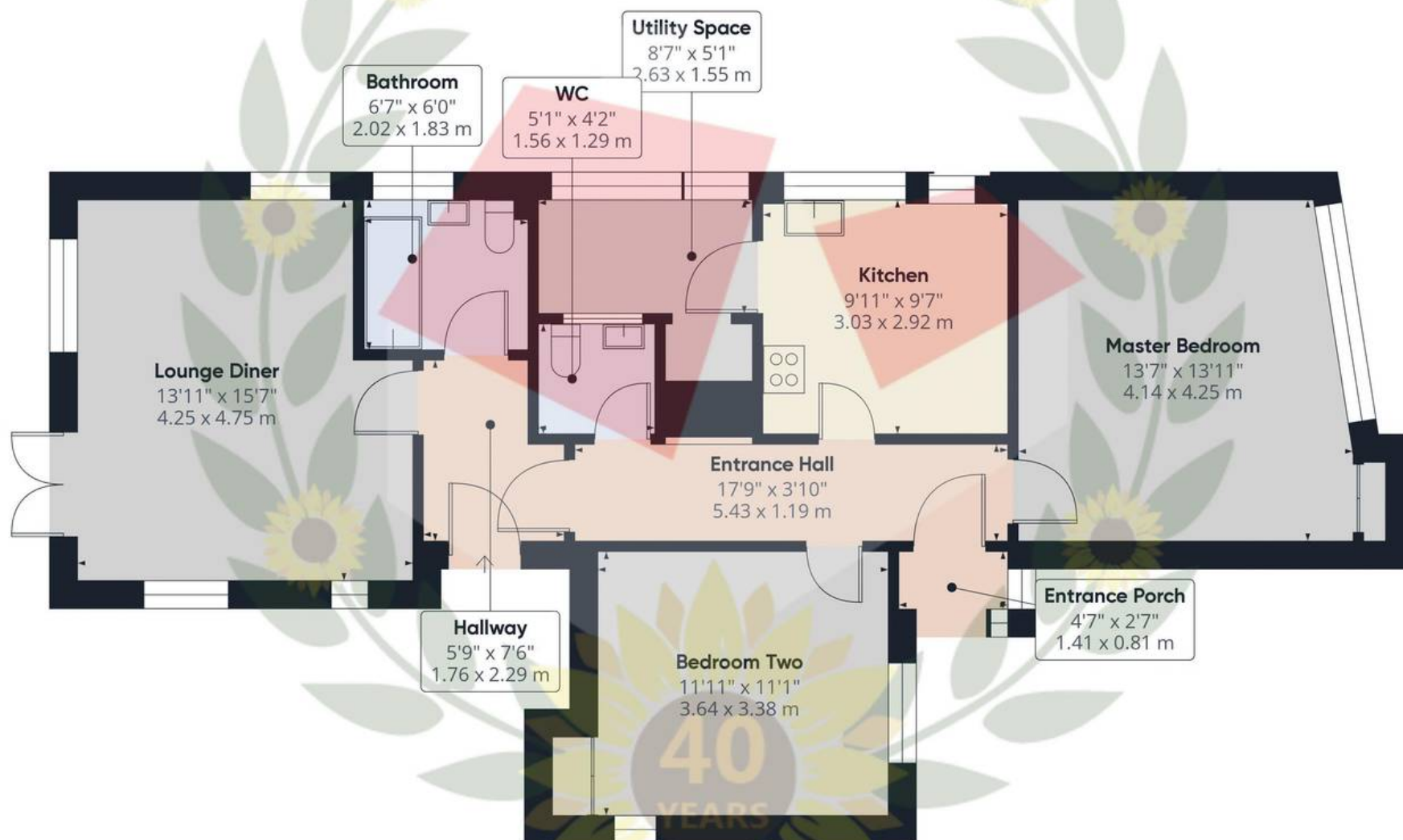
Utility Space/Store

Dimensions: 8' 7" x 5' 1" (2.61m x 1.55m).

Additional Information

Gas & Electric - Mains Water & Sewerage - Mains





Approximate total area⁽¹⁾

862.73 ft²

80.15 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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