



131 Reservoir Road
, Gloucester, GL4 6SX

£525,000



A charming location for this 1950's extended FOUR bedroom home is nestled at the foot of Robinswood Hill. This property boasts a generous plot approaching a quarter of an acre, (approx) offering ample space for various possibilities.

Situated at the foot of Robinswood Hill, nature lovers will appreciate the proximity to this scenic area, perfect for leisurely walks and enjoying the outdoors. The expansive plot not only offers privacy but also potential for extending the property further.

With lots of potential waiting to be unlocked, this property is a canvas ready for its new owners to paint their dream home. ***CHAIN FREE***

Entrance Hall

Cloak Room

Study/Bedroom
11'1 x 9'11 (3.38m x 3.02m)

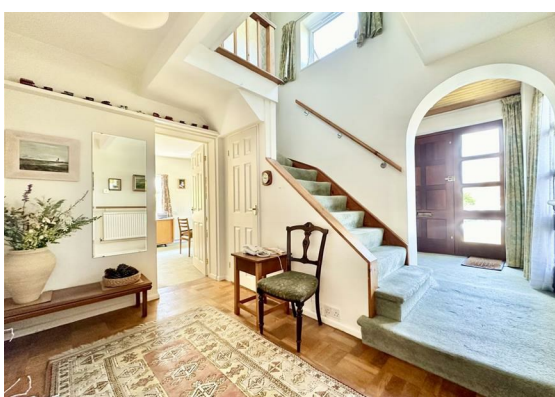
Sitting Room
19'10 x 186 (6.05m x 56.69m)

Dining Room
15'7 x 11'5 (4.75m x 3.48m)

Kitchen Breakfast Room
14'6 x 9'10 (4.42m x 3.00m)

Pantry

Lean To
14'7 x 7'4 (4.45m x 2.24m)





Shed
7'11 x 6'0 (2.41m x 1.83m)

Storage

Garage
15'7 x 7'9 (4.75m x 2.36m)

Bedroom 1
13'0 x 11'7 (3.96m x 3.53m)

Bedroom 2
13'11 x 11'11 (4.24m x 3.63m)

Bedroom 3
12'11 x 11'2 (3.94m x 3.40m)

Bedroom 4
11'4 x 8'7 (3.45m x 2.62m)

Bathroom

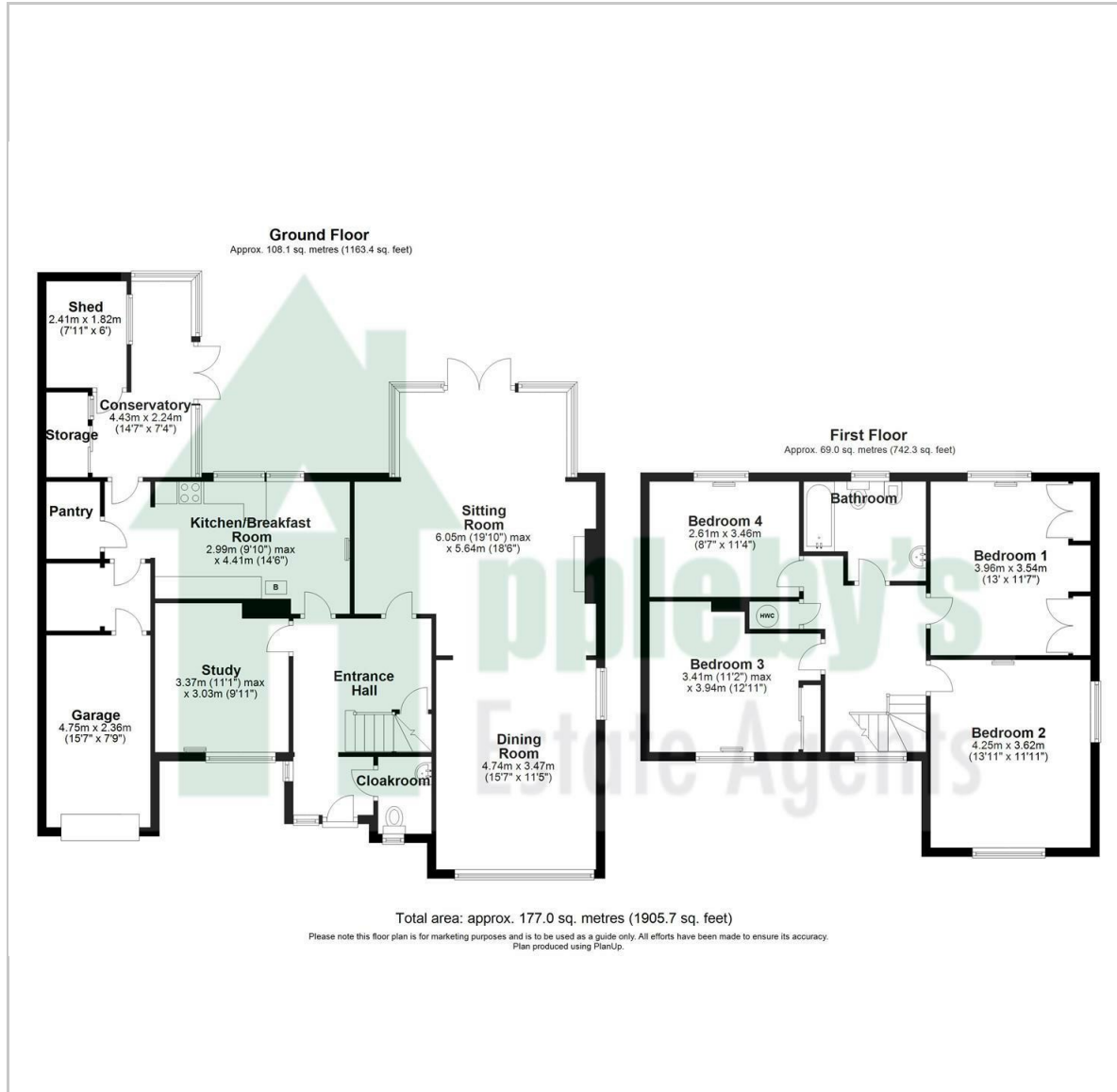
OUTSIDE

In and out driveway to the front providing ample OFF ROAD parking leading to the GARAGE. The "Artist" designed landscaped garden is a beautiful landscape to look onto, carefully curated plant selections and the long lush lawn is ideal for the children to play and ideal entertaining space.

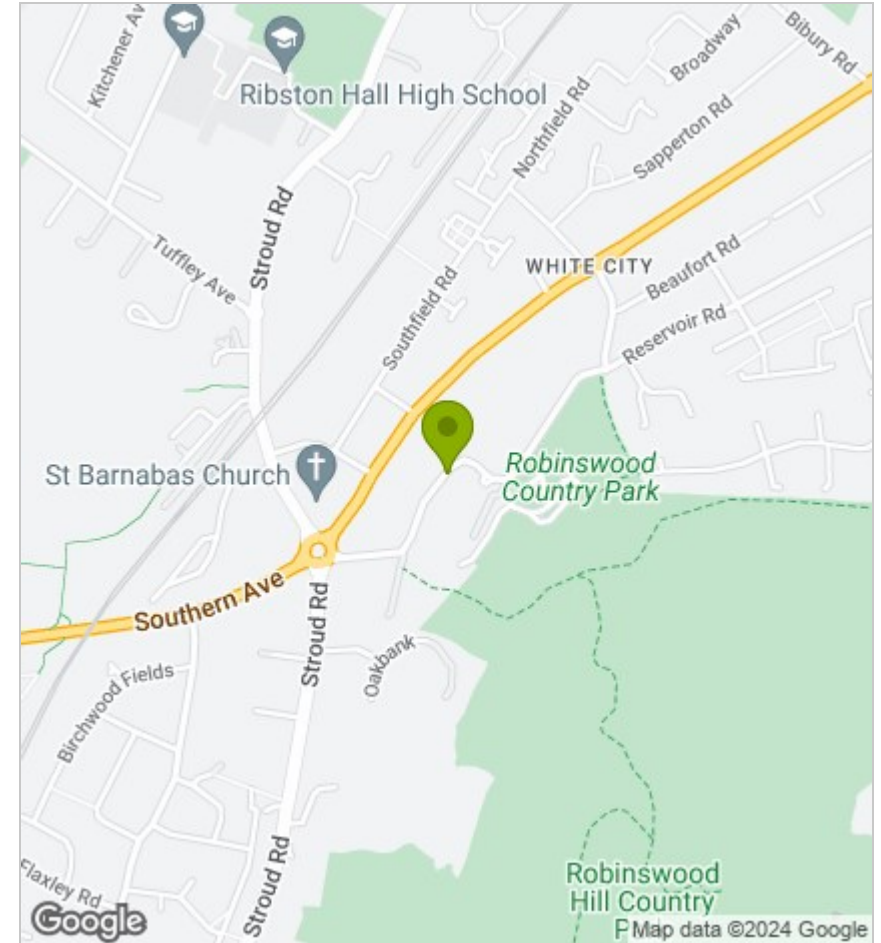
Services

Mains drainage, Gas.
Gloucester City Council tax band E

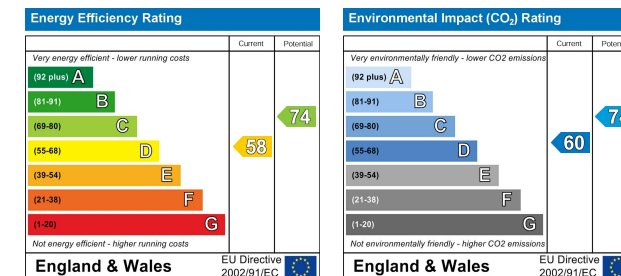
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Appleby's Office on 01452 690553 if you wish to arrange a viewing appointment for this property or require further information.

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