Innisfail Church Road, Churchdown, Gloucester, Gloucestershire, GL3 2EB

£450,000

CHOSEN
ESTATE AGENTS

THE PROPERTY

Nestled in the charming village of Churchdown, this delightful detached bungalow on Church Road offers a perfect blend of comfort and convenience. This property boasts three/four spacious bedrooms, making it an ideal home for someone looking for single storey living, or families.

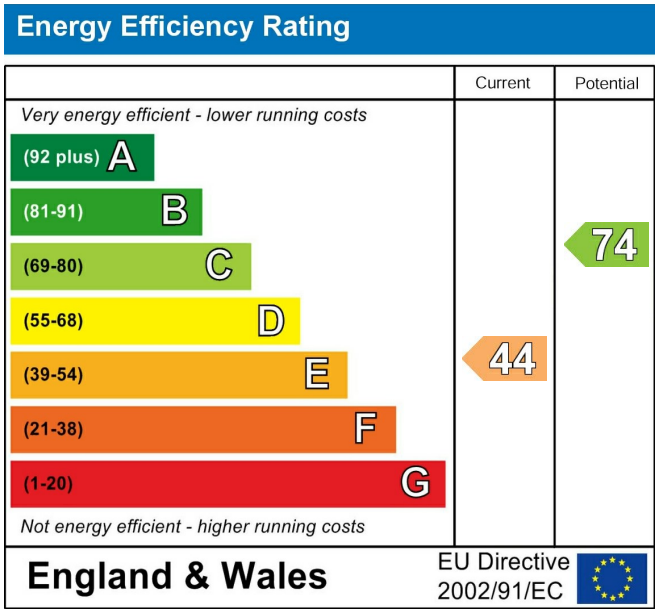
Upon entering, you are welcomed by two inviting reception rooms, perfect for entertaining or relaxing with loved ones. The heart of the home is the extended kitchen-breakfast room, which provides a bright and airy space for culinary creations and casual dining. The layout is thoughtfully designed to enhance both functionality and flow, ensuring that every corner of the home is utilised to its fullest potential.

The bungalow features two well-appointed bathrooms, catering to the needs of a busy household.

Outside, the property is equally impressive, with a garage and a driveway that accommodates parking for up to five vehicles, a rare find in such a desirable location.

Situated in an incredibly sought-after village, residents will enjoy easy access to local amenities, ensuring that daily necessities are just a stone's throw away. This property presents a unique opportunity to embrace a tranquil lifestyle while remaining well-connected to the vibrant community of Gloucester.

- Three/Four Bedroom Detached Bungalow
- Popular Village Location
- No Onward Chain
- Two Reception Rooms Plus Kitchen-Breakfast Room
- Enclosed rear Garden
- Garage And Generous Driveway
- EPC Rating: E44
- Council Tax Band: E



Agents Note.
Freehold
EPC Rating: E44
Tewkesbury Borough Council Band: E
Mains Gas, Electric and Water are connected.
Fibre Broadband is available in the area.

Flood Risk
Rivers & Seas: Very Low
Surface Water: Very Low

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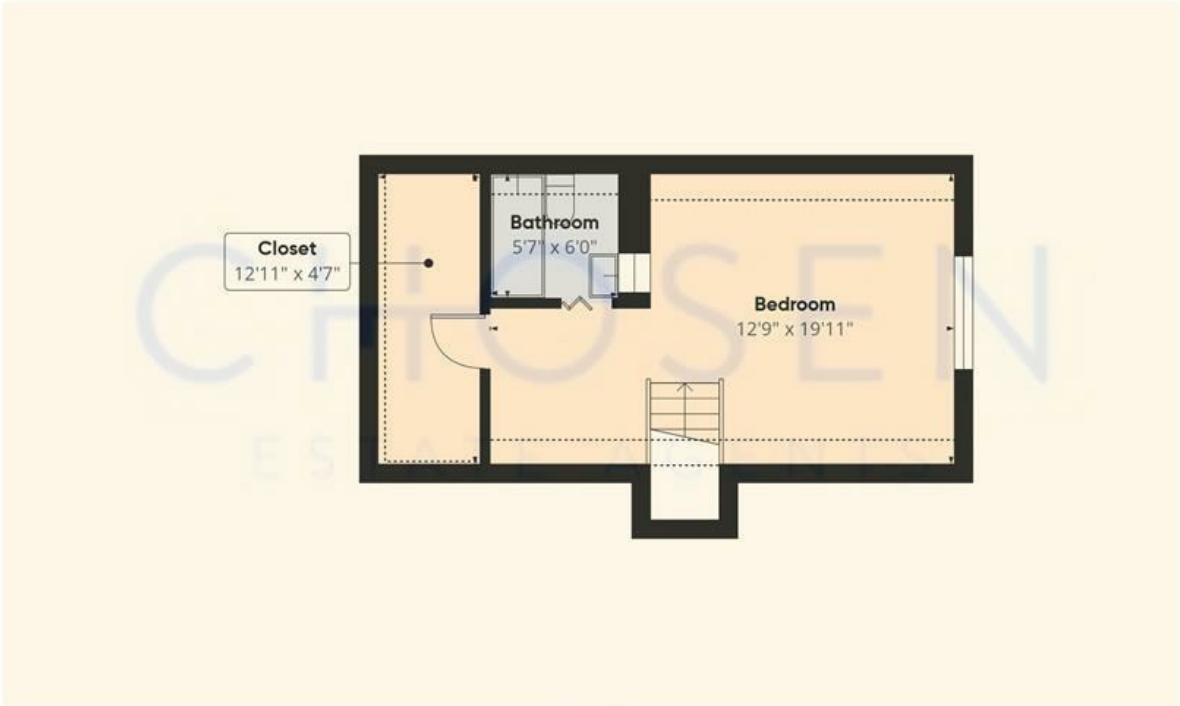
Floor 0



Floor 1

Approximate total area(1)

1191 ft²

Reduced headroom

48 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

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 are based on RICS IPMS 3C standard.

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