Murdock & Wasley
ESTATE AGENTS

33 Stirling Way

Tuffley, Gloucester, GL4 0XR

£125,000

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Murdock & Wasley Estate Agents are pleased to bring to the open market this first-floor, two-bedroom maisonette, offered with no onward chain and requiring modernisation throughout. The property benefits from a pleasant outlook over green space to the front, a south-facing enclosed communal garden to the rear, and the added advantage of off-road parking and a long lease.

Entrance Hall
Accessed via a solid wooden door, power point, stairs to first floor landing.

Landing
Power points, telephone point, access to loft space, storage cupboard, airing cupboard. Doors to all rooms:

Lounge
Power points, Tv point, electric heater, front aspect wooden glazed window.

Kitchen
Range of base, wall and drawer mounted units. laminate worksurfaces, stainless steel sink unit with a mixer tap over. Space for cooker, fridge/ freezer, dishwasher and washing machine. Partly tiled walls, front aspect wooden glazed window.

Bedroom 1
Power points, rear aspect upvc double glazed window.

Bedroom 2
Power points, rear aspect glazed window.

Bathroom
Suite comprising panelled bath, low level wc, pedestal wash hand basin. Partly tiled walls, shaver point, side aspect frosted glazed window.

Outside
Externally there is a south facing communal garden and allocated off road parking.

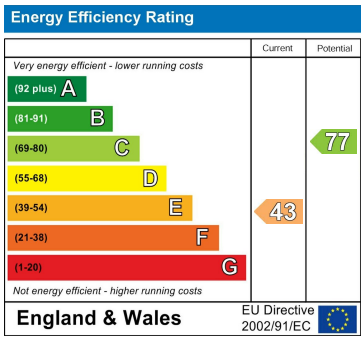
Tenure & Charges
Leasehold
500 years from 1st of May 2000.

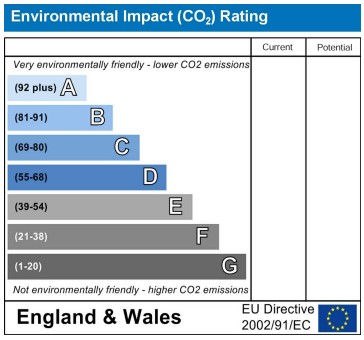
Service Charge (inclusive of ground rent) : £850 per annum

Local Authority
Gloucester City Council
Council Tax Band: A

Services
Mains water, electricity & drainage.

Awaiting Vendor Approval
These details are yet to be approved by the vendor and may be subject to change. Please contact the office for more information.





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To comply with Anti-Money Laundering regulations, a £21 per person fee will be payable on all accepted sales.

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