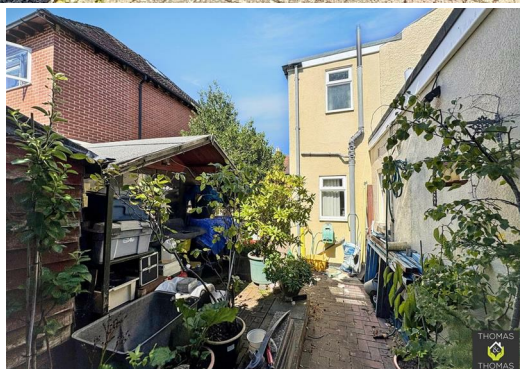




21 Brookfield Road, Gloucester, GL3 3HE

Asking Price £325,000

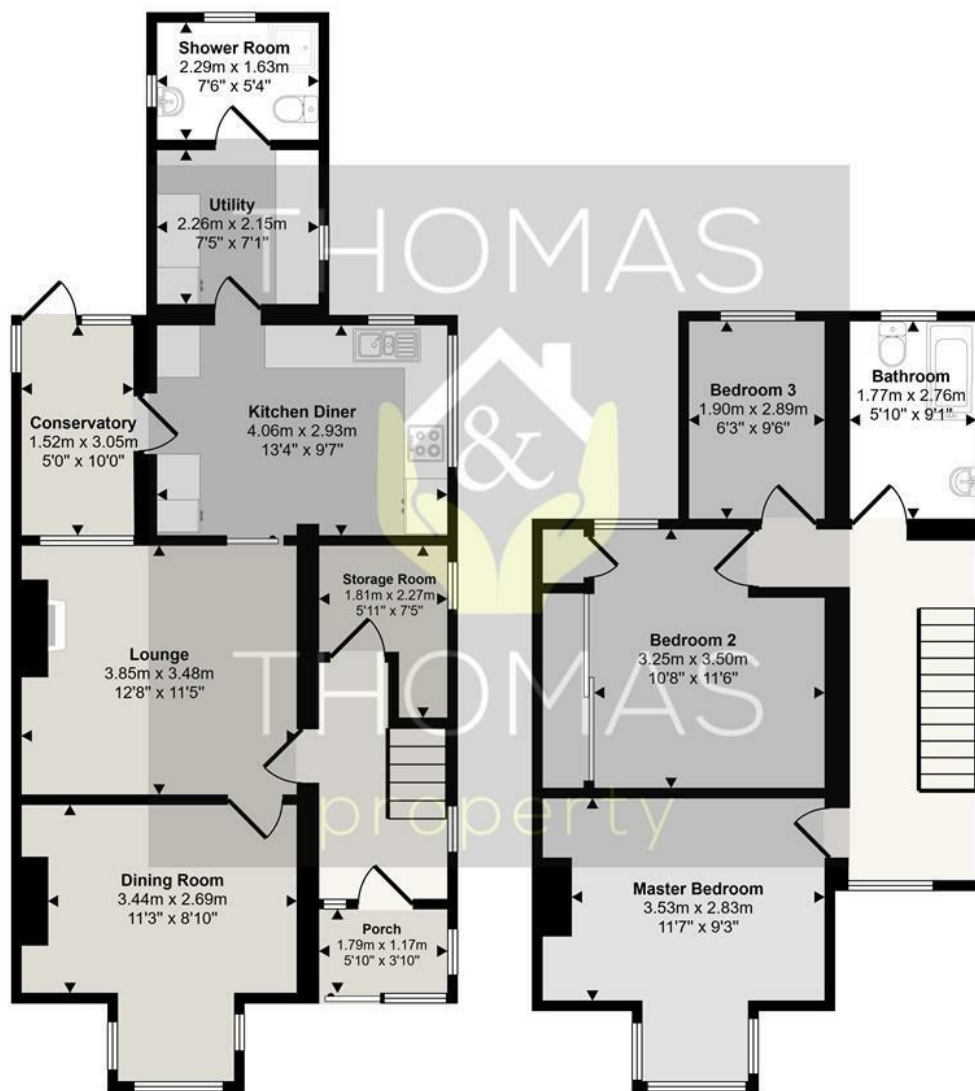
Situated in a sought-after residential location, this three-bedroom semi-detached property offers an excellent opportunity for buyers looking to modernise and create a home tailored to their own tastes and requirements.

The property provides well-proportioned accommodation throughout and benefits from driveway parking, making it an ideal choice for families, first-time buyers, or investors alike. While requiring some updating, the home offers fantastic potential to add value and personalise the interior.

Conveniently located close to local amenities, schools, and transport links, this property combines a desirable setting with exciting scope for improvement. Early viewing is highly recommended to appreciate the potential on offer.

- Modernisation needed
 - Three bedrooms
 - Chain free
 - Driveway parking
- Offering great potential
 - Sought after spot

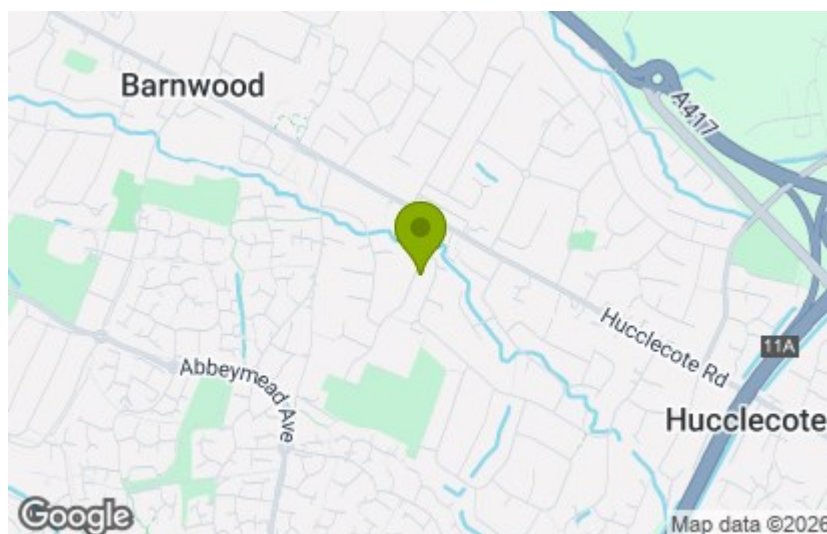
Approx Gross Internal Area
117 sq m / 1259 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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