

TG

SALES & LETTINGS



Neven Place, Linden, Gloucester Gloucestershire GL1 5NF

£275,000

- Ideal First Time Home
- Cul-de-Sac Location
- Lounge/Diner
- Cloakroom and Family Bathroom
- Two Allocated Parking Spaces
- Close to Local Schools and Transport links
- Walking Distance to Gloucester Quays
- Close to M5

The Property

Situated within a convenient residential location, this well-presented three-bedroom mid-terrace home offers comfortable and practical living, making it an excellent choice for first-time buyers, young families or investors alike.

The accommodation is thoughtfully arranged and comprises an entrance hall leading to a separate fitted kitchen, providing ample storage and workspace, together with a spacious lounge/dining room offering plenty of room for both relaxing and entertaining.

French doors provide access to the enclosed rear garden, creating a seamless connection between the indoor and outdoor living spaces. A useful downstairs cloakroom completes the ground floor. Upstairs, the property offers three well-proportioned bedrooms, served by a family bathroom.

Externally, the rear garden has been designed for ease of maintenance, providing an attractive enclosed outdoor space that can be enjoyed throughout the year with minimal upkeep. To the front, the property benefits from the convenience of two allocated parking spaces.

Ideally positioned for easy access to Gloucester City Centre, local schools, supermarkets and a range of everyday amenities, the property also enjoys excellent transport links to the M5 motorway and surrounding areas, making it a practical choice for commuters.

Offering well-balanced accommodation, low-maintenance outdoor space and off-road parking for two vehicles, this property presents an excellent opportunity to acquire a comfortable home in a popular Gloucester location.



Directions

SATNAV postcode GL1 5NF

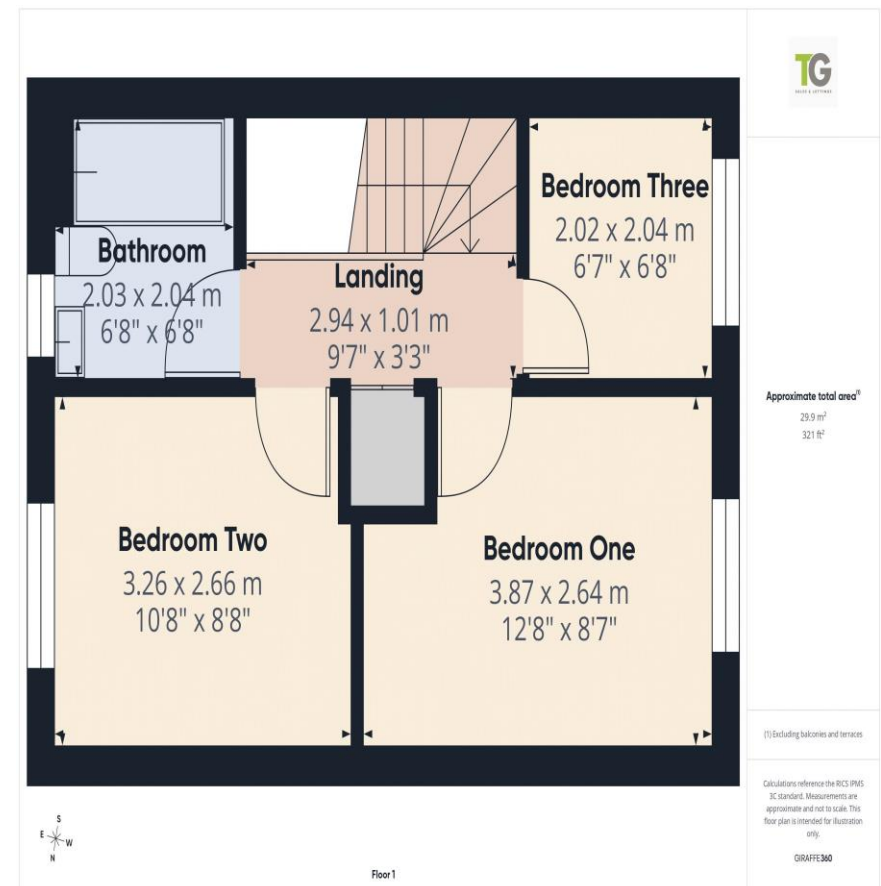
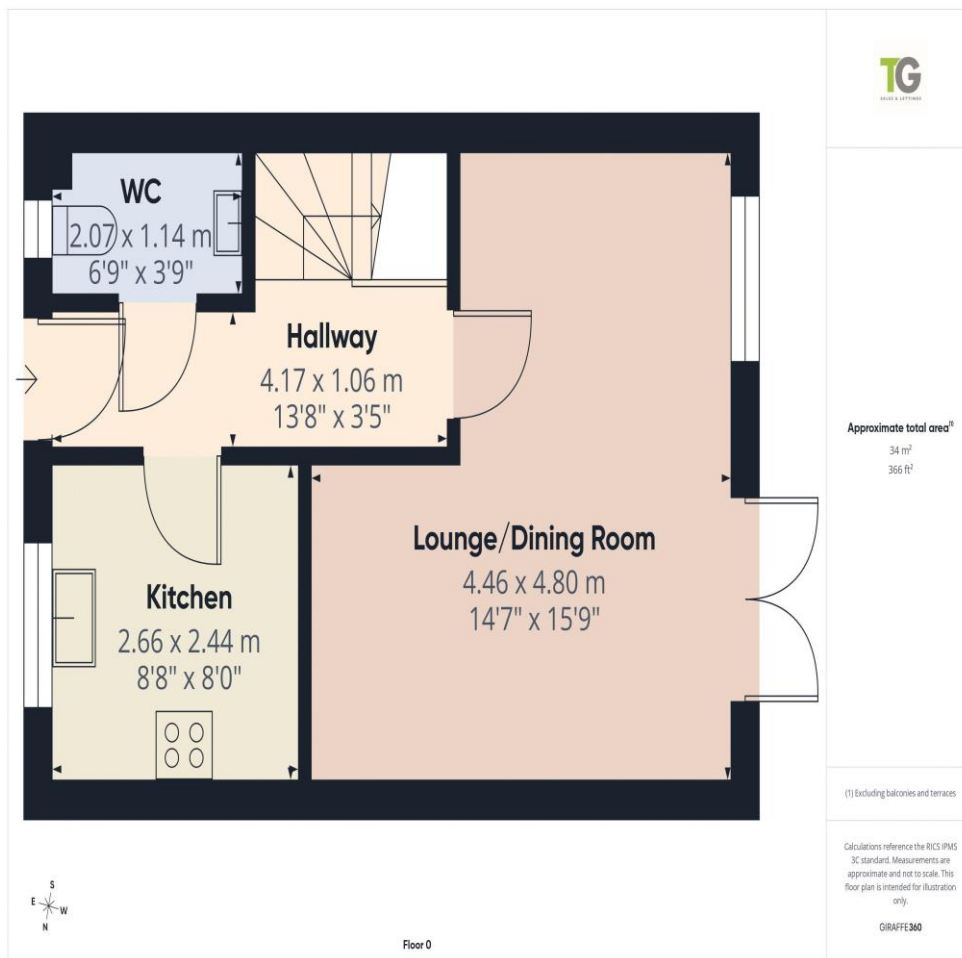
Tenure Freehold

Local Authority Gloucester

Services Electric, Mains Gas, Mains Drainage and Water are all believed to be connected to the property.

Council tax band B





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Score	Energy rating	Current	Potential
92+	A		97 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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